SW resident

November 2014

SWEETNESS & LIGHT

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MARY BERRY

reveals her baking secrets

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Letter from the EDITOR

Welcome to the November issue of *SW resident*. We're feeling especially nostalgic at SW HQ this month, as we have been sharing stories with the great and the good about our beloved South West London over the past 25 years. The very first issue of your glossy local magazine hit the printers in 1989, a tumultuous time in the property market by all accounts and a time when streets such as Northcote Road were unrecognisable compared to today.

It's lovely to be able to look back through the past 305 issues of *SW resident* seeing how times have changed. I'm also celebrating an anniversary of my own this month; it's been seven years since I sat in the Editor's chair at SW. My first ever issue was the November 2007 magazine, featuring dog walkers by the Clapham Common bandstand on the cover. We think we've come on leaps and bounds in the look and quality of the magazine since then.

I really do hope that you enjoy flicking through the magazine as much as we enjoy producing it each month. In fact, I'd absolutely love to hear your thoughts. To say thank you for your valuable feedback, we've arranged for one lucky reader (who fills out our reader survey) to win a stay at luxurious country house hotel Coworth Park in Ascot. Please turn to page 46 for details.

We are also running a fantastic competiton to win a designer sofa from Fulham-based Lacaze, see page 47 for more information including how to enter.

Enjoy the issue and see you next month.

Lorraine

Lorraine Crighton-Smith
Editor, SW resident

Don't miss the best events of the month ahead from page 13

Our definitive Homes section starts on page 27

Check out Sudi Pigott's food news on page 62

WE'VE GOT CHRISTMAS ALL WRAPPED UP

Christmas Shopping Village

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Find the perfect present for someone special or a unique decoration for your home at our Christmas Shopping Village in association with Country Living. With a day of quality Jumps racing to enjoy, it's sure to be the perfect start to the festive season.

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RECOMMENDS

Where to watch the fireworks this November

1 *BISHOPS PARK*

Friday 7 November

Hammersmith & Fulham's annual fireworks display will take place at Bishops Park on Friday 7 November (and at Ravenscourt Park on Saturday 8 November). The gates will open at 6pm, with fireworks at 7.15pm and a second display choreographed to music at 8pm. **Tickets can be bought in advance for £6 per person at lyric.co.uk or on 020 8741 6850. Tickets will also be available on the gate for £8 (under fives go free)**

2 *MORDEN PARK*

Saturday 1 November

The first of two displays by Merton Council takes place at Morden Park on Saturday 1 November. The themes for both are Ice and Magic for the children, and Salute to Services for a second display. Gates open at 5.15pm, fireworks at 6.45pm 8.30pm. Online booking for the Morden Park event closes on Thursday 30 October at 11.30pm, **merton.gov.uk/news-events/events/fireworks. Tickets may be available at the gate on the night**

3 *BATTERSEA PARK*

Saturday 8 November

Don't hang about if you want to watch Wandsworth Council's fireworks from Battersea Park this year, tickets must be booked in advance. Gates open at 6pm, fireworks start at 8pm. Tickets from £6.50 up to £10. Under 10s get in free but still require a ticket. **ticketmaster.co.uk/Battersea-Park-Fireworks-tickets; 0844 453 9937**

4 *WIMBLEDON PARK*

Wednesday 5 November

If you miss the Merton Park fireworks, you'll have a second chance to catch the Ice and Magic and Salute to Services displays at Wimbledon Park on Wednesday 5 November. Both events have a funfair, refreshments and stalls open until 10pm. **Booking for Wimbledon Park closes on Monday 3 November at 11.30pm, merton.gov.uk/news-events/events/fireworks**

5 *BROCKWELL PARK*

Wednesday 5 November

Lambeth Council's popular fireworks display returns to Brockwell Park this year. Expect a bonfire, funfair, food stalls, bars, craft stalls and entertainment. Ticket costs £6 for Lambeth residents (for a limited time) and £7 general admission. Under 16s go free, but their tickets must be claimed in advance. **Buy tickets at eventlambeth.co.uk/events/fireworks/ or phone 0871 220 0260 (10p/min plus standard network charges apply)**

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SW resident's 25th anniversary party

SW resident's October issue Guest Editor Phil Spencer

Elizabeth Henderson, Katy Carmichael, Hannah Watkins

Mark Kebble, Henry Conway

Miranda Howlett, Teleri Williams, Amy Cooke

Elin Sandal and Brenda Gibson

Kate Bowler and Libra Jacobs

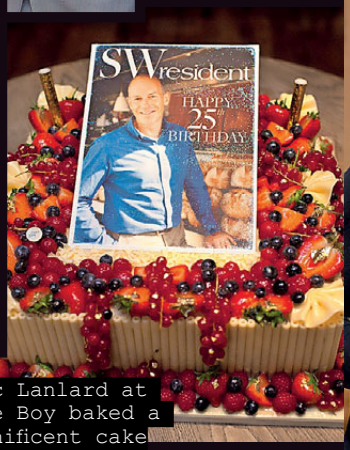
Hannah Watkins, Robert French, Sam Sproston

Chris Harrington, Sudi Pigott

THE AVALON

SW resident celebrated 25 fantastic years in South West London with a private party at Renaissance Pubs' The Avalon on Balham Hill. Delicious canapes made by The Avalon's head chef were served to guests, who enjoyed drinks and a speech by the October issue's Guest Editor, Phil Spencer.

Deputy Mayor of Wandsworth, Councillor Richard Field, Vicky Mayer, Lorraine Crighton-Smith, Deputy Mayoress, Mrs Sue Field



Eric Lanlard at Cake Boy baked a magnificent cake

Gareth Owen, Elizabeth King

Urban regeneration

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{THE FINEST EVENTS IN LONDON THIS MONTH}

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MUSICAL MASTERMINDS

World-class musicians coming to Wimbledon

The Wimbledon International Music Festival returns from 8 to 23 November, bringing with it a host of world-class musicians. Big names at this years's festival include Katherine Broderick, London Wind with Michael Collins and Borodin Quartet (pictured). Over the two weeks, the concerts and events will be held at a variety of venues in Wimbledon including St. John the Baptist Church and Wimbledon College of Art. Visit the website to book tickets and for more information.

wimbledonmusicfestival.co.uk

INDIA WAR CANOE

DARKNESS TO LIGHT

Dulwich Picture Gallery will present the first major solo exhibition in Europe dedicated to Canadian artist Emily Carr (1871-1945). Featuring her paintings of the aboriginal settlements she encountered and her formidable landscapes and seascapes, it's a stunning look into her world. From 1 November. Gallery Road SE21 7AD; 020 8693 5254

ON THE BALL

On 21 November, head down to the Twickenham Stoop to see Harlequins take on Sale Sharks. The night will be filled with thrilling rugby, pyros and prize giveaways presented by IG. Also, look out for Big Game 7 on 27 December when Harlequins take on defending Aviva Premiership and European Challenge Cup Champions Northampton Saints at the iconic Twickenham Stadium.

Tickets for both events are available now. Call 020 8410 6000 or visit quins.co.uk to book

Take a closer look

The world of the greatest fictional detective of all time will be illuminated at the Museum of London until early next year. Highlights of *Sherlock Holmes* include a rare oil on canvas portrait of Sir Arthur Conan Doyle, original pages from Edgar Allan Poe's manuscript of *The Murders in the Rue Morgue* (1841), and the iconic Belstaff coat and the Derek Rose camel dressing gown worn by Benedict Cumberbatch in the smash-hit BBC show (left).

150 London Wall EC2Y 5HN; 020 7001 9844; museumoflondon.org.uk

ARENA

San Giorgio Maggiore, Venice, 1961

Ordinary beauty

On now until 6 December, the RIBA's new Architecture Gallery is showing the first major retrospective of Edwin Smith (1912-1971), one of Britain's foremost 20th century photographers. Hailed by Sir John Betjeman as a 'genius at photography' and by Cecil Beaton as 'an understanding and loving connoisseur of his subject', Smith captured the essence of the places, landscapes and buildings he photographed.

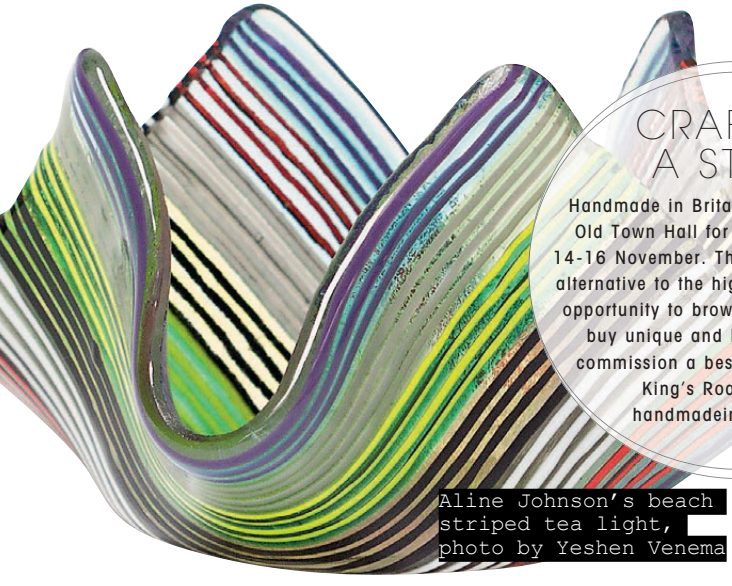
66 Portland Place W1B 1AD; 020 7307 3699; architecture.com/EdwinSmith

Online

For more images and events visit theresident.co.uk

INTO THE WILD

Young Vic associate company Fevered Sleep's Dusk is an adventure that explores the meaning of home, family, change and reunion, running from 13-29 November. See more at youngvic.org



CRAFTING A STORY

Handmade in Britain returns to Chelsea Old Town Hall for its eighth year from 14-16 November. The show is an inspiring alternative to the high street and a unique opportunity to browse exceptional crafts, buy unique and handmade gifts, or commission a bespoke piece of work. King's Road SW3 5EE; handmadeinbritain.co.uk

Aline Johnson's beach striped tea light, photo by Yeshen Venema

BLONDE AMBITION

Marking Blondie's 40th anniversary, Somerset House will showcase a series of iconic and previously unpublished photographs by band co-founder, songwriter, guitarist and acclaimed photographer, Chris Stein. The exhibition, which opens on 5 November, will provide a behind-the-scenes look on life in the trailblazing band, from the underground early days to global sell-out shows and chart domination.

East Wing, Somerset House, Strand WC2R 1LA; somersethouse.org.uk

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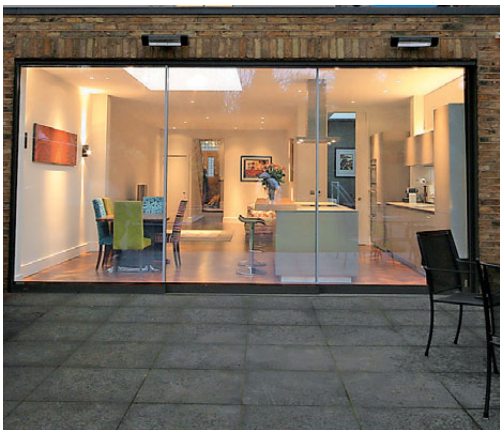

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LOUISE CANDLISH

How many syllables does your Starbucks name have?

I have a soft spot for Starbucks. The Northcote Road branch was where my NCT group met to debate such questions as 'Breast-feeding: do you pull your top up or down?' and, more recently, in SW9 it is the welcome chain retreat from the smugly indie options of Brixton Village. And then, of course, there is at this time of year the seasonal giant that is the Pumpkin Spice Latte.

But I am not without my criticisms. First there was the tax avoidance and now there is the business of them taking your name when you order your drink.

'I wish they wouldn't do that,' I say to my friend Pete as we queue. 'It's insincere. They're not even making eye contact with the punter.'

'I know,' he says happily. 'So what name do you use?'

'My own, of course.'

'You mean you don't have a Starbuck's name?'

'Do you?' How did this pass me by? 'How do you work it out? Is it like your porn star name?'

'No, that would be too many syllables. I find that one is best,' he advises. 'Otherwise you hold up the queue. I use Bob.'

'But you're already a single syllable?'

'Bob is more fun. It's a persona.'

As Bob orders his espresso, I decide I will use my latest protagonist's name, Emily. She may be tri-syllabled, but she is a persona if ever there was one.

'A flat white to go, please,' I say.

The black Sharpie hovers over the cup. 'Can I take your name?'

'Yes, Louise. Oh! No, I meant Emily!' I lose my nerve. 'I'll just go with Louise, please.'

The pen scrawls.

Humiliated, I wait for my drink with the other personae. Bob pretends he doesn't know me. Presently, the guy calls out, 'Flat white for Lee!'

No one bites. 'Flat white for Lee!'

I step forward and reach for the cup. 'I think that must be for me. I'm Louise.'

The guy snatches it back. 'No. That's not for Louise. See here?' He indicates the scribble. 'It's for Lee. Flat white for Lee!' he yells, again.

Great. Here we go. Just when I thought I was going to manage a whole day without a *Curb Your Enthusiasm* moment. 'Look,' I say. 'You've called Lee's name twice now and no one has come forward to claim the drink. I am waiting for a flat white and my name is Louise. Do you think it's possible that the person taking my order misheard my name and wrote down Lee instead of Louise? I know you favour a single syllable.'

He eyes me with extreme suspicion.

'What if I hadn't agreed to give you my name in the first place?' I continue. 'It would have been like the old days, when you just call out the drink and the person takes it and it's all done on trust.'

He is not convinced.

At last he releases the drink. But there is bad feeling between us and I fear I will not be welcome in this branch again, identity thief that I am.

Pete/Bob sighs and says 'this would never have happened to Emily.'

And then, of course, at this time of year there is the seasonal giant that is the Pumpkin Spice Latte

Heidi Klum didn't have the same problem as Louise

louisecandlish.co.uk; @louise_candlish

QUEEN OF CAKES

Ahead of this month's BBC Good Food Show, Mary Berry lifts the lid on her baking secrets...

What will be the highlights of the BBC Good Food Show for you?
Meeting the audience in the Supertheatre.

How important is it for you to meet the public?
It's always great at the Good Food Shows to have the live audience. The interaction with the audience is great fun and it is lovely to get feedback. I love the Q&A session after the demonstrations and hearing from the public about what they enjoy cooking.

How do you stay slim when you eat so much cake?
I only have a small slice of cake and never go back for a second slice!

Do you have a stylist?
Yes, but only for the TV show. Arabella will get a variety of jackets that I like and then I'll choose my favourites and try them on. I buy my own clothes too!

How would you describe your working relationship with Paul? Who is the naughtier one off camera?
Paul is definitely the naughtier one but we both can be a little naughty! We have a wonderful relationship with Mel and Sue too who are just lovely, we are so lucky to have special friendships.

What is your ultimate comfort cake to make?
Iced ginger cake with stem ginger.

What's your earliest baking memory?
Baking at school in home economics and making a treacle suet pudding and being chuffed to bits with it.

What do you like to watch on TV and why?
Downton Abbey or *Call the Midwife* on a Sunday evening – I become absorbed in the stories.

Paul is definitely the naughtier one, but we can both be a little naughty!

What's your guilty food pleasure?
A chocolate after dinner… Just one though.

What's the best recipe for baking novices?
A Victoria Sandwich with an all-in-one method is the easiest to start with.

Which celebrity would you like to bake for?
Judi Dench – we would drink tea and eat cake and natter.

If you could choose one person to jump out of a giant cake at your birthday party, who would it be?
Hugh Jackman – for obvious reasons!

What's the best place in London for afternoon tea?
The Ritz or Fortnum and Mason.

Mary Berry and Paul Hollywood will be appearing at the BBC Good Food Show at London Olympia, which runs between 14-16 November bbcgoodfoodshow.com

Sweet sensations

Whether you want to sample some excellent local cake or try your hand at making your own, check out these brilliant South West London bakeries and cake boutiques, rounded up by Gabriella Werre

Cake Boy

Indulge yourself alongside the River Thames at Cake Boy and enjoy a sumptuous slice accompanied by a glass of fizz. Or be entertained by the master classes offered and instructed by Eric Lanlard himself.
Unit B Kingfisher House, Battersea Reach, Juniper Drive, London SW18 1TX; 020 7978 5555; cake-boy.co.uk/home

Cakes 4 Fun

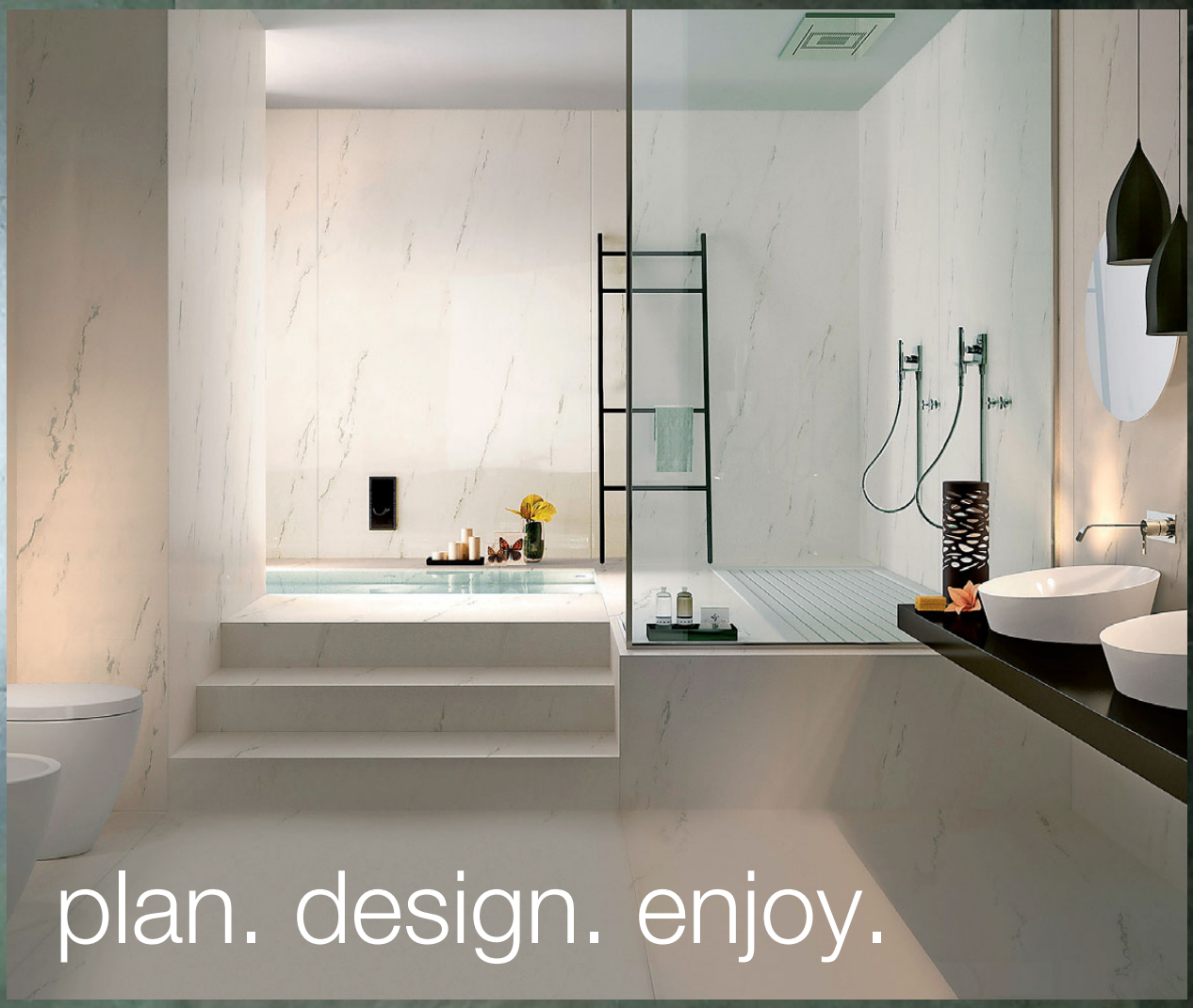
If you are in the market for baking supplies, Cakes 4 Fun in Putney has everything you need, and then some. You can also pop in the shop for classes, and to personalize your own cake, which they promise to be just as beautiful as it is delicious.
100 Lower Richmond Road, Putney SW15 1LN; 020 8785 9039; cakes4funshop.co.uk

Deelight Bakery

Family friendly Deelight Bakery on Ritherdon Road in Balham, caters to your every sweet craving. Go pick up a slice or two from their bakery, or if you fancy, take up baking yourself in the back room with classes lead by owner, Dee Monteleone herself.
14 Ritherdon Road, Balham SW17 8QD; 020 8672 0250; deelightbakery.com

Cakeology

Laura George, award-winning cake designer based in Raynes Park, leads Cakeology, which focuses on all things cake with a contemporary twist. At Cakeology you can design your very own cake for special occasions, take hands-on classes and purchase the materials you need to make your own goodness at home.
582 Kingston Road, Raynes Park SW20 8DN; 020 8127 5166; cakeology.net



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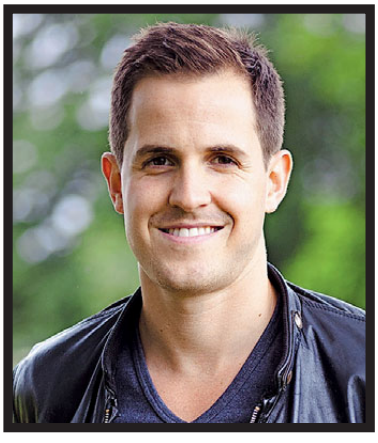
HISTORY REPEATING

Historian Dan Jones is determined to share Britain's past with the masses and he's not afraid of a little Game of Thrones-style gore

Words ALEXANDER LARMAN

Since the publication of his debut book about the Peasant's Revolt, *Summer of Blood*, in 2009, Dan Jones has established himself as one of the most exciting new voices in history today. After studying under David Starkey at Cambridge, he worked in lifestyle journalism for a few years before devoting himself to the sort of epic page-turning books that delight both critics and readers alike; his 2012 book, *The Plantagenets*, was a bestseller on both sides of the Atlantic, and his most recent publication, *The Hollow Crown*, looks like repeating the trick. He's also moving into TV presenting, with a couple of major new series, one about the Plantagenets, *Britain's Bloodiest Dynasty* (which Jones describes as a 'big, bloody, thrilling and edge-of-your seat' programme, and dubbed by others as 'the real life *Game of Thrones*') and another one about British castles.



I'm a writer, a storyteller and an author, but I'm also a social conscience, an archival curtain-twitcher

Additionally, he has another book out in December, about the Magna Carta, and when he gets any time away from work, he is father to two young children.

For Jones, being a historian is something more than just poking about in libraries. When asked how he sees himself, he replies 'I'm a writer, a storyteller and an author, but I'm also a social conscience, an archival curtain-twitcher and a truth-teller. It's a myth that it's only our generation that is interested in history. The Victorians were absolutely beguiled by medieval history, both in the ways that it affected society and how it was a mirror to their own,' says the Battersea resident. 'Look at the way that the pre-Raphaelites and the aesthetic movement celebrated medievalism in art. It wasn't until I got to Cambridge that I could properly study medieval history, which is also uncharted territory in terms of popular readership – for quite a

A scene from Britain's Bloodiest Dynasty: The Plantagenets

The Plantagenets will air on Channel 5

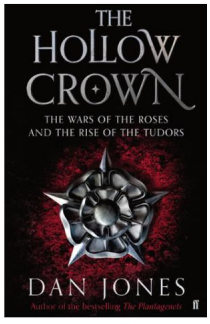
while there hasn't been the same volume of mainstream historical writing about the middle ages as there has been about other periods – Tudors, World Wars, the Victorians and so on.'

One of the things that Dan is keen to do is to try and unpick myths. 'We've been indoctrinated by Shakespeare to believe certain things, and the 15th century has huge resonance today, in our literary and historic heritage. Not that it makes all of it true, though. For instance, the famous 'red rose of Lancaster' was invented by the Tudors, purely as a symbolic way of being able to describe the so-called 'Wars of the Roses'. They were propagandists before the word had even been invented.'

Dan is keen to view history not as a dry and desiccated collection of long-finished events, but as a living and vital thing. He owes this in no small part to his education, saying 'I was incredibly lucky because firstly I had a great history teacher at school, and then when I went to university I was supervised by some of the best medievalists around today, such as Christine Carpenter, Helen Castor and Richard Partington.' Starkey, of course, looms large as a mentor and influence, and he speaks warmly of his protégé, saying 'he's a very admirable man, doing really interesting work – he's a good lad.'

As for TV, it's been a baptism of fire, but an enjoyable one. 'Revisiting the Plantagenets was probably more fun the second time around, because the process of making The Plantagenets into a TV show was partly of distilling the best stories, and partly of realising them on the screen. Channel 5 wanted the series to be as big and bold as possible and to tap into the guts – I mean that in more than one sense – of the historical drama. And I think that's what we've achieved. These are four stories pulled out of the book and each one has its own life, its own flavour and its own thrilling narrative shape.'

When he's not busy with a round of writing, filming, interviews, US publicity and research, he enjoys walking round Battersea with his family, saying 'I grew up around green spaces, and I think I'd really miss them if I was to live somewhere unremittingly urban', as well as lurking round the bookshops – John Sandoe is a particular favourite. 'There is very little that I need that can not be obtained in this area, with the exception of the London Library, which I will venture east to visit occasionally.'



Britain's Bloodiest Dynasty: The Plantagenets will air on Channel 5 this November

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HOMES

{WHAT TO BUY AND HOW TO STYLE IT}

LEADING LIGHTS

The innovators brightening up the homes industry

There's no underestimating the power of lighting. There's a solution to whatever mood you are in and, if you get it wrong, the moment can be spoilt. It's why we have dedicated four pages to the finest purveyors of lighting, featuring tips to add subtle touches to your home. The light above is the Nymph Chandelier by Koket (£POA, bykoket.com). Elsewhere, see why scandi chic is taking over our homes this autumn...

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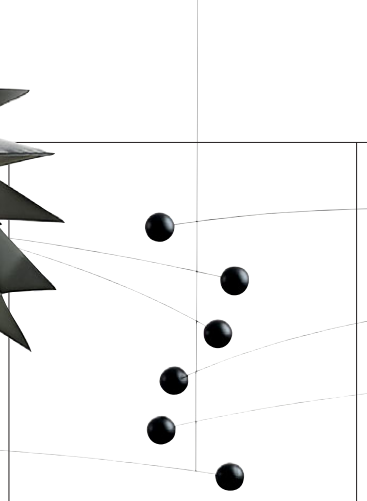
NORTHERN MIGHT

From classic to contemporary, Kara O'Reilly discovers Scandi style – and it's nothing if not cool

Norm 69 light by Normann Copenhagen, from £94.50, from bodieandfou.com

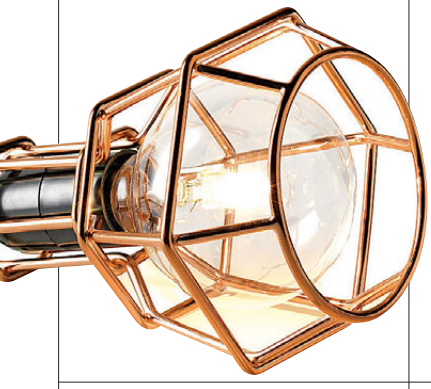


Futura mobile by Flensted, £36, from twentytwentyone.com

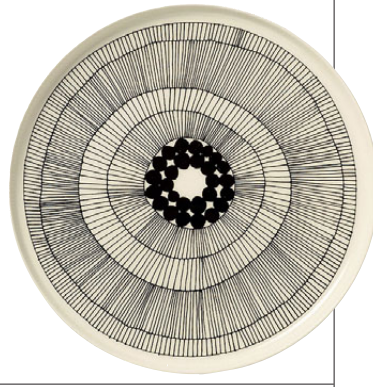
Adnet Circulaire mirror by Gubi, from £499, from Aria; ariashop.co.uk

The More The Merrier Candlestick by Louise Campbell for Muuto, £79, from nest.co.uk

Work Lamp by Form Us With Love for Design House Stockholm, £150; scandinaviandesigncenter.com



Siirtolapuutarha plate by Marimekko, £26, from amara.com



Under Ekvatorn linen cushion by Josef Frank, £90; from svenksttenn.com

Stitch pouffe, £149, from boconcept.co.uk

Remix cushion, £59; from fermliving.com

Outdoor copper oil lamps, £69.95 each, from nordichouse.co.uk

Egg chair by Arne Jacobsen, from £4,281, from fritzhansen.com

Vintage Long Poet sofa by Finn Juhl, £12,000, from Sigmar; sigmarlondon.com

CH24 Citrus Series chair by Hans Wegner, £564, from twentytwentyone.com

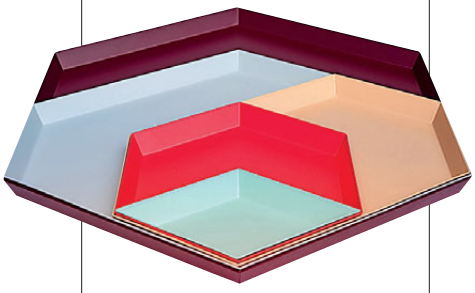
Arne Jacobsen Vintage ABC porcelain cup, £12.50, birch lid £7, by Design Letters & Friends, from skandivis.co.uk

Tulip side table by Eero Saarinen, from £366, from knoll.com

Stelton 1litre vacuum jug, from £54.95, from skandium.com

Stig Lindberg mugs, £12 each, from skandium.com

Milk and Sugar set, £50; from evasolo.com



Kaleido steel-coated trays by HAY, from £11 each, from selfridges.com

Spot side table by Rikke Frost, £175, from johnlewis.com

Aalto 120mm vase by Aalvar Aalto for Iittala, from £75, from aram.co.uk

Stainless-steel vase by Ilse Crawford, from £72; from georgjensen.co.uk

Lamino lounger by Yngve Ekstrom for Swedese, from £1,561, and matching ottoman, from £600, both from Haus; hauslondon.com

Anniversary Edition 60 stool by Aalvar Aalto for Artek, £188, from nest.co.uk

Re-imagined armchair by Nina Tolstrup, £1,450, from 19greekstreet.com

Panton chair by Verner Panton, from £208, from vitra.com

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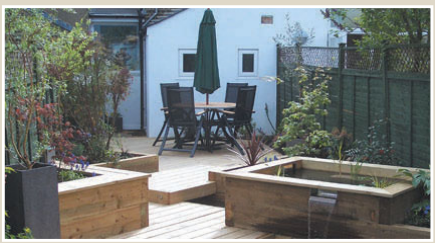

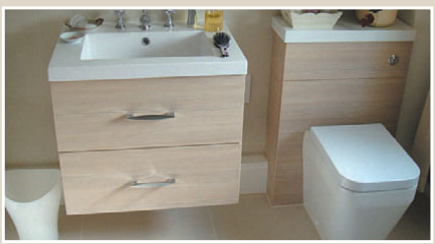

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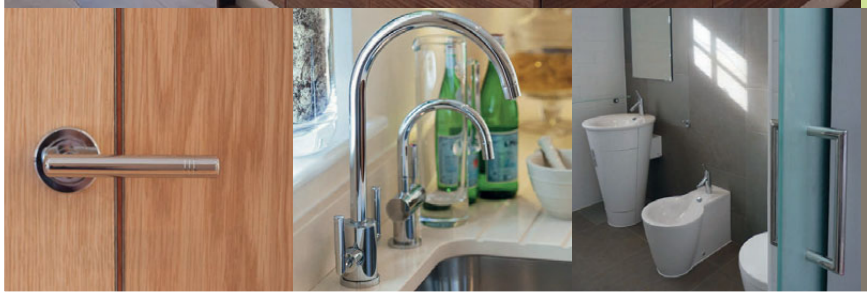

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the Windsor

With button-back detailing and a scrolled back and arms, the Windsor showcases archetypal 19th century design elements. **Usually £744 in high-end retailers, Swoon Editions has sourced the Windsor direct from the maker for just £399, saving you 46%. Edition limited to 49.**

the Camille

Showcasing a beautiful contrast in colour, the Camille chest of drawers is hand-painted in a fresh mint blue with hand-carved detail and edging in white. Antiqued brass plate-and-ring handles complete the look. **Usually £499 in high-end retailers, Swoon Editions has sourced the Camille direct from the maker for just £299, saving you 40%. Edition limited to 86.**

the Connor

Reminiscent of an artisan's workshop bench, the Connor celebrates the current trend for reclaimed materials. Beautiful detail can be found in its table top with the melding of different sized planks of wood, while a weathered finish brings a textural dimension. **Swoon Editions has sourced the Connor direct from the maker for just £249. Edition limited to 95.**

the Carnaby

Simple straight lines below, sculpted curves above, and lavish woollen upholstery in a fresh oatmeal shade, the Carnaby is inspired by a timeless mid-century design. **Swoon Editions has sourced the Carnaby direct from the maker for just £299. Edition limited to 91.**

the Celine

Undeniably French in style, the Celine bench has intricately carved cabriole legs with flower motif detailing and hand-tufted cotton upholstery in duck egg blue. **Swoon Editions has sourced the Celine direct from the maker for just £199. Only 16 left.**

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Delivery £38 per item to UK mainland. These Editions are in production with delivery for the Carnaby in November, the Celine in December, the Connor and the Windsor in January, and the Camille in February. See individual items for details. Offer is restricted to one per customer, per household. Discount will be applied to first transaction only. Offer ends at 23.59 on 22.11.14. Enter the voucher code at checkout or quote on the phone. Discount will be shown at checkout. Any refunds will take into account the discount. Cannot be used in conjunction with any other offers or promotions. Please check delivery terms & conditions online or call 020 3137 2464. *Calls from a BT landline are charged at standard network rate. Calls from mobiles and other providers may cost more. Products subject to availability. Standard Swoon Editions terms & conditions apply. Check swooneditions.com/terms-conditions for full details.

'For illuminating a space, architectural lighting - such as down lights and spot lights - is often the best. Decorative lighting is the most exciting and adds personality to the home.'

Mark Holloway, owner Holloways of Ludlow

Sally Storey used Polestar to downlight the hallway and LED Lucca uplights to highlight the arches

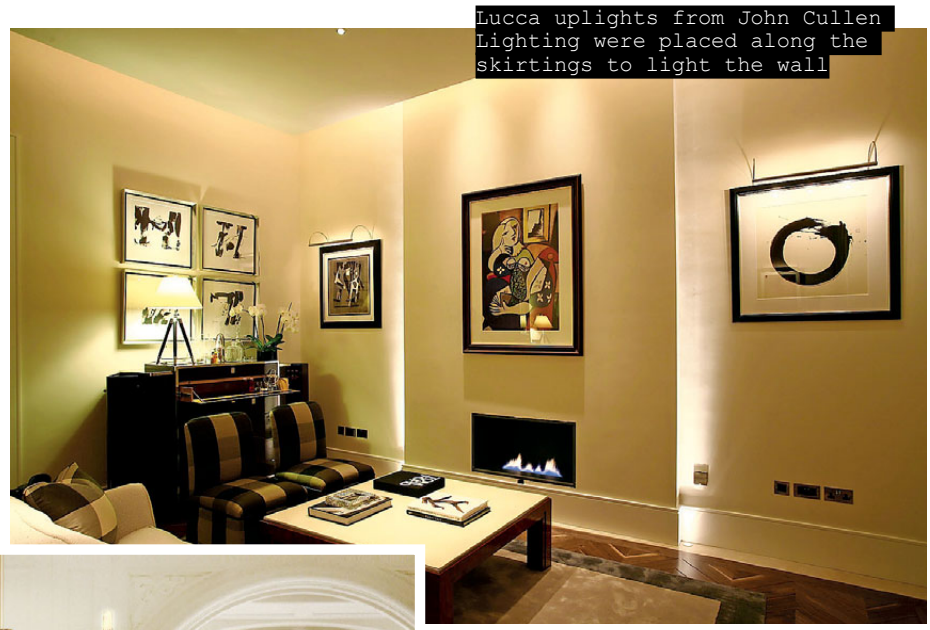
HOW TO *LIGHT* UP YOUR HOME

Sally Storey, Design Director at John Cullen Lighting, shares some trade secrets to help you achieve a successful – and chic – lighting scheme

Story KARA O'REILLY

KNOW YOUR LIGHTING

There are three main types of lighting: ambient, which is the general lighting of a room and which sets the background (this could be from a chandelier and some table lamps, or an arrangement of down lights and wall lights); you then add in the task lighting, such as a reading lamp by a sofa, under-cabinet lights in a kitchen or wall lights in the bathroom; finally, you create the mood by dimming the ambient lighting and bringing up your feature lighting – such as a picture light to draw attention to a specific painting.



Lucca uplights from John Cullen Lighting were placed along the skirtings to light the wall

Create a striking centrepiece with Delightfull's Botti chandelier. See delightfull.eu for details

LOOK AT YOUR LAYOUT

When planning a lighting scheme, the first thing to look at is the furniture layout as that shows how the room is going to be used. From there I can see where the table lights will go and if there are any key pictures that should be lit. Sometimes, in a large room, sofas are placed in the middle of the space, so it is worth putting in some floor sockets, otherwise you either end up with lighting all around the perimeter of the room and an emptiness in the centre, or flexes trailing everywhere.

LIGHT UP YOUR WALLS

When you walk into a room, you look at the walls, not the ceiling, so think about how you are going to light them – whether with up-lights or picture lights or wall lights. People often focus on the pendant and forget about the walls and then wonder why the room doesn't feel right. Avoid down-lights directly above people's heads. ›

LIGHT MOVES

Kara O'Reilly picks autumn's best new lighting buys

Lustre Planetes installation, Vessel Gallery; vesselgallery.com

TABLE LAMPS

London metal table light, £399, from originalbtc.com

Antler metal table lamp, £99 (not including shade), from OKA; okadirect.com

Lupin glass table lamp, £1,512, from ochre.net

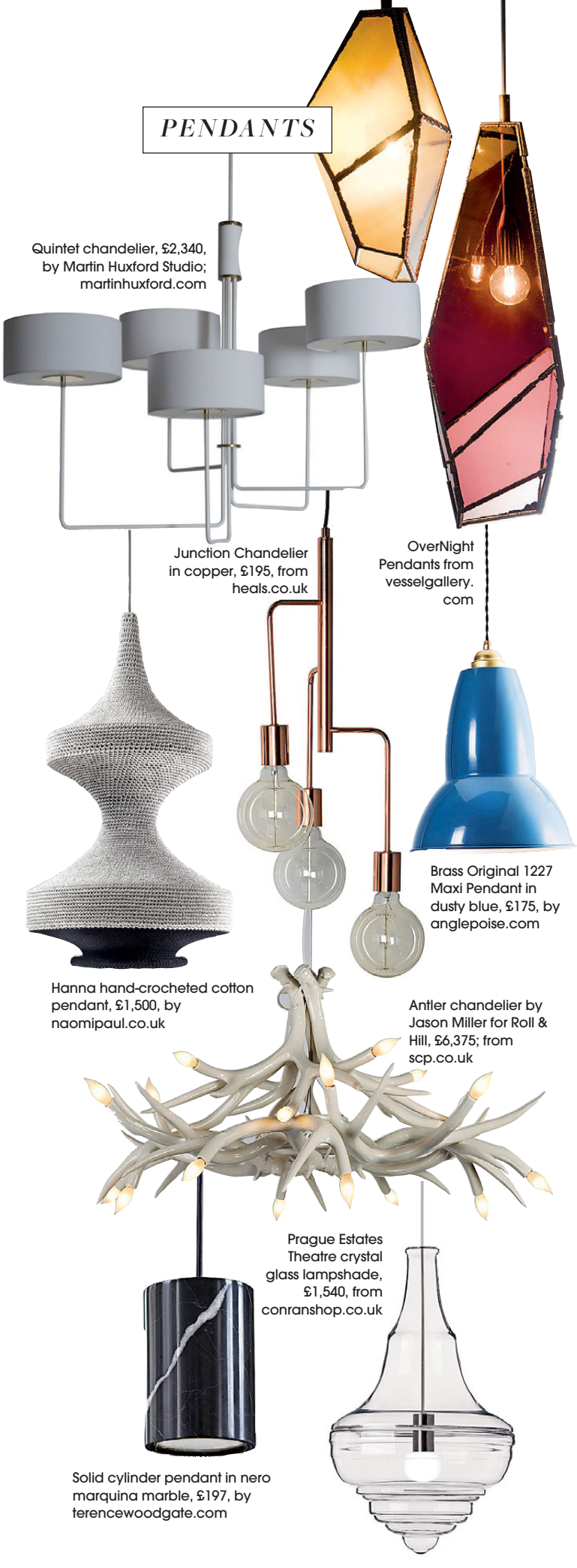
Antique Metal steel table light, £110; from frenchconnection.com

Claw painted nickel table lamp, from £1,320, by charlesedwards.com

Crystal Bulb table lamp, £220, by leebroom.com

Blue velvet table light, £750, by Squint; squintlimited.com

PENDANTS



Quintet chandelier, £2,340, by Martin Huxford Studio; martinhuxford.com

Junction Chandelier in copper, £195, from heals.co.uk

OverNight Pendants from vesselgallery.com

Brass Original 1227 Maxi Pendant in dusty blue, £175, by anglepoise.com

Hanna hand-crocheted cotton pendant, £1,500, by naomipaul.co.uk

Antler chandelier by Jason Miller for Roll & Hill, £6,375; from scp.co.uk

Prague Estates Theatre crystal glass lampshade, £1,540, from conranshop.co.uk

Solid cylinder pendant in nero marquina marble, £197, by terencewoodgate.com

FLOOR LAMPS

Kuta copper-finish lamp, £299, from boconcept.co.uk

Trio floor lamp, £POA, from gautier.co.uk

Muffin hand-blown glass and oak floor lamp by Brokis, from £1,661, from hollowaysofludlow.com

Kemble floor lamp, £330, from abigailahern.com

Jensen dark oak floor lamp, £199, from marksandspencer.com

Bain black caged metal floor lamp, £130, from habitat.co.uk

Grasshoppa floor lamp by Gubi, £565, from Aria; ariashop.co.uk

Joanna mango wood floor lamp, £240, from johnlewis.com

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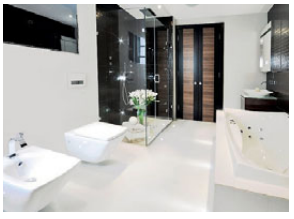

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Cosy up

Helen Moore's fabulously luxurious faux fur cushions and throws will have you hankering to hunker down now the nights have drawn in. Available in so-this-season brights, as well as a wide range of pelt prints, I defy you not to find a piece in the collection that matches your at-home style.

Throws, from £250, and cushions, from £48, from Helen Moore; 01884 860900; helenmoore.com

Interiors inspiration

A couple of glossy monographs are just out celebrating the work of two of the UK's iconic interior design talents. From inspirations to case studies, the lavishly illustrated Anouska Hempel by Marcus Binney (Thames & Hudson, £45) and A Designer's Life: An Archive of Inspired Design and Décor by Nicky Haslam (Jacqui Small, £50), do full justice to the range and rich variety of their subjects' timelessly chic designs.

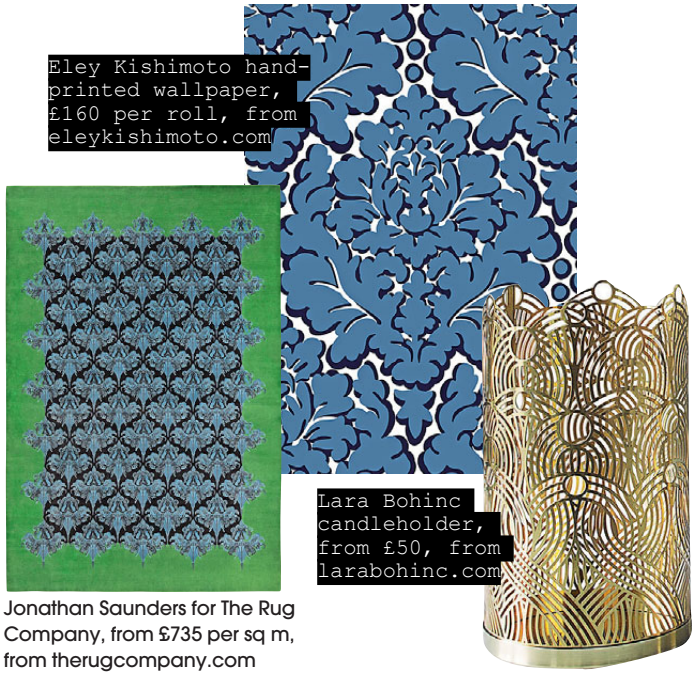
HOMES *NOTEBOOK*

Kara O'Reilly on the latest for the home

MODERN LIFE

Set up more than a decade ago, the Mid Century Modern Shows have gone from strength to strength. This month it returns to Dulwich College on Sunday 23 November. modernshows.com

Mini Trend: Fashion House



Eley Kishimoto hand-printed wallpaper, £160 per roll, from eleykishimoto.com

Jonathan Saunders for The Rug Company, from £735 per sq m, from therugcompany.com

Lara Bohinc candleholder, from £50, from larabohinc.com

READER SURVEY

WIN
a luxury stay at Coworth Park

We want to hear from you and what you think about SW resident magazine. In return for your time we will enter you into a prize draw to win an overnight stay for two at Dorchester Collection's luxury country house hotel Coworth Park. The prize includes breakfast, dinner and a spa treatment for two (ts & cs apply) **dorchestercollection.com**

Tell us what you think

Why do you love SW resident? What are your favourite sections in the magazine and why? What would you like to see more of? As our reader, your opinion matters to us.

Go to swresident.questionpro.com to fill in our reader survey

WIN A LUXURY SOFA

This Hilton sofa is a stand-out piece at Lacaze's flagship showroom – and it could be yours

Sofa for all seasons
The luxurious Hilton sofa beautifully amalgamates elegance with fine craftsmanship. With its smooth curves upholstered in the sumptuous Zimmer & Rohde Saga velvet, this particular piece will easily adapt to both traditional and contemporary settings. It is currently on display in Lacaze's flagship showroom, but you have the chance to win it and be able to show it off in your own home.

TO BE IN WITH A CHANCE OF WINNING, SIMPLY ANSWER THIS QUESTION:

Where is Lacaze's flagship showroom based?

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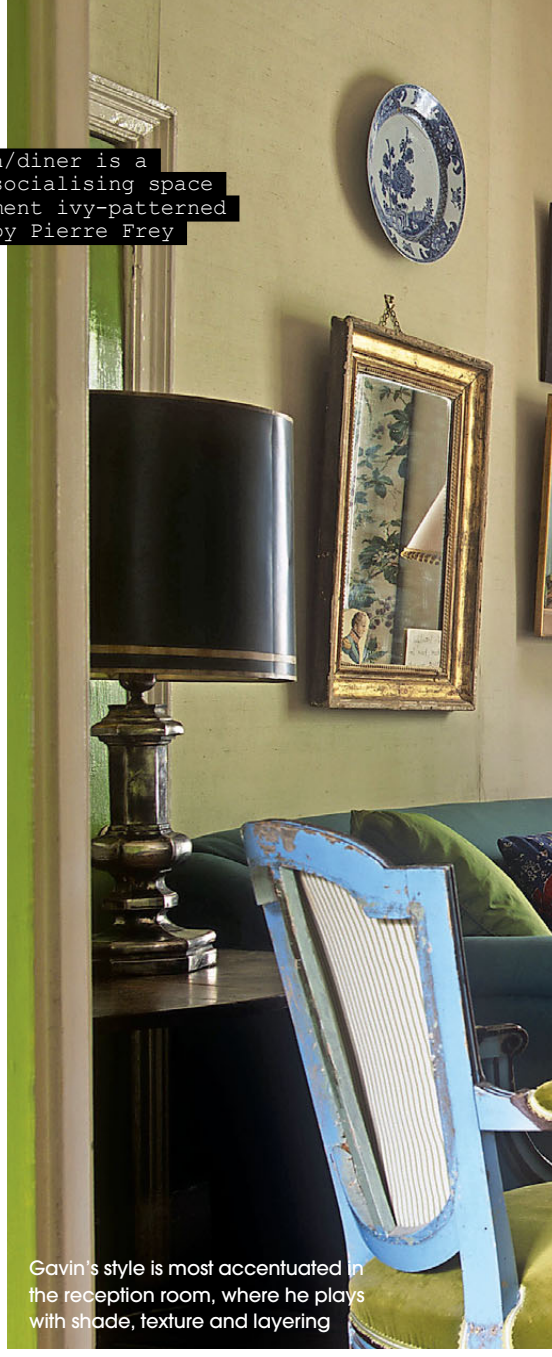
The kitchen/diner is a capacious socialising space with statement ivy-patterned wallpaper by Pierre Frey



Gavin's style is most accentuated in the reception room, where he plays with shade, texture and layering

LONDON MEETS MOROCCO

Take a tour of interior designer Gavin Houghton's Stockwell home where 1920s London meets modern day Morocco

Words ISOBEL DIAMOND

'I like to feel I'm in the country,' says interior designer Gavin Houghton of his Stockwell home. Though as cars whizz by outside, there's no escaping his urban setting.

Houghton bought the three-storey Georgian terrace, which he shares with his partner, landscape gardener Bozho Gagovski, 10 years ago. Following its tenure as bedsits, he took the property back to its original layout and has, since then, been applying his unique style across each room.

Gavin Houghton

His look exudes 1920s London, paying homage to the Bloomsbury Group and their country pile, Charleston. Houghton has just completed renovating a property in Tangier, and the essence of Morocco imbues his London home too.

His country house-inspired style is accentuated with vintage and antique pieces: 'I buy a lot in Oxfordshire, where I have a country place, but also Golborne Road and the warehouses in Bermondsey', says Gavin, who doesn't seek out particular styles, instead buys eclectic pieces he loves. 'Interiors are a big part of expressing yourself and I'm a show off'.

The living room shelves are crammed with interiors and art books, like *Matisse at the Alhambra* – a collection of the artist's Moorish works, providing a stimulus for Gavin's Moroccan-inspired look. He had visited friends in Tangier for just under a decade, before deciding to buy his traditional Riad bolthole, which is available for short-term rental through Airbnb. The city is 'rough round the edges, but less touristy than other parts of the country', he says.

Across his London home, he displays an impressive art collection. There are five original Duncan Grant sketches, a black and white personal portrait by photographer Jan Baldwin, and painterly landscapes and mounted ceramic plates.

'My parents were both artists,' says Gavin. 'I paint myself, though I find less time to than I'd like. Art is a beautiful thing, I don't think it should be bought to fit into a room, like an interior object.'

Gavin studied fashion at Kingston University, before beginning his career in menswear design for 1980s label, Crolla, famed for its use of flamboyant fabrics and earning a bevy of famous fans, from Princess Diana to Isabella Blow.

He was later Art Director for *Vogue*'s promotions department and head-hunted

by *World of Interiors* magazine where he became interiors stylist. He has worked on properties in the UK and internationally ever since and was recently named in the Top 100 Leading Designers list by *House & Garden* magazine.

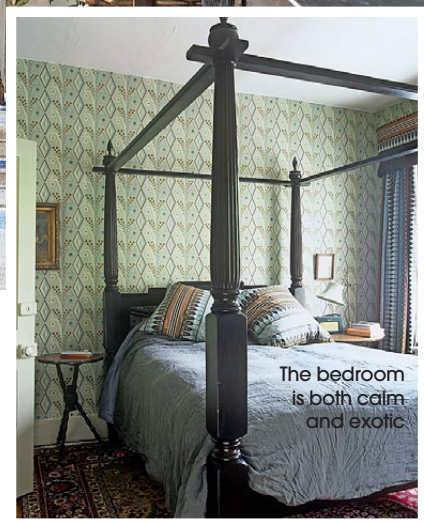
'Every colour goes with everything, it's about how much you use,' says Gavin, nodding towards lemon cushions on a green sofa in the reception room, where his style is most accentuated, playing with shade, texture and layering: 'The more layering you do, the calmer it becomes.'

Every colour goes with everything, it's about how much you use. The more layering, the calmer it is

Though the style is quintessentially English, the suggestions of Morocco crop up in brass candlesticks, a fez next to a 1950s black telephone and two small white tables carved with Arabic arches.

The dividing doors are painted in a striking Dulux shade of Tarragon Glory. 'I love gloss, it feels vintage, old,' says Gavin, whose statement colour is green, in its multitude of hues. Pattern-on-pattern is a recurring theme. A blue and white classic floral chair stands next to a handmade viridian green sofa by Christopher Howe. The leafy patterned curtains are made from a Colefax & Fowler fabric. The rear shutters are stripped wood, so too is the mantelpiece. Above it hangs an original screen-print by the late British artist Patrick Procktor.

In the bedroom, a structured diamond pattern is mirrored in the wallpaper by Brunschwig & Fils and the curtains by Madeleine Castaing. The coordinated blue and brown colour scheme creates a linear look. Bathrooms feel French, with hints of Victoriana and chintz: 'French is more decorative, prettier, it feels less cold,' he says. The lower ground kitchen/diner is a capacious socialising space, with a large trestle table, white-painted chairs and green, ivy-patterned wallpaper by Pierre Frey that makes a statement.



The bedroom is both calm and exotic

The garden, designed by his partner, Bozho provides the couple with an outdoor sanctuary which, in the signature colour of the house, verdant green, is reminiscent of the country they so love.

gavinhoughton.co.uk

PHOTOS BY JAMES MCDONALD

Relight your fire

with a wood burning stove...

With fuel bills continuing to rise and so many beautiful fireplaces unused, it is unsurprising that wood and multi fuel stove sales are set to hit an all time high this year. Add to this investing in greener energy and renewable heat for our homes, installing a wood burner can help us all to beat the winter blues for many years to come.

Now with wood-burning technology racing ahead, a new generation of stoves are taking centre stage. They are so efficient as to be virtually smokeless and as such have been approved by DEFRA for use in smoke-control areas which most of Greater London is.

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Frank creates and casts his own smaller sculptures. His work is almost entirely snapped up by private collectors, which explains why it is seldom seen in galleries. In addition to recent creations, this exhibition will contain original 60's maquettes. Following on from Wandsworth, Frank has agreed to show at Le Grand Palais and at the European Academy of Fine Art.

For an invitation to the Private View, email
penny@oilandwater.co.uk

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GOURMET

{FOOD AND DRINK IDEAS FOR DISCERNING PALATES}

BREAKFAST IN BED?

Brew's new service takes going out for breakfast to another level

Brew Cafe opens in Putney and with it comes 'breakfast in bed'. Find out more about it and all the latest foodie news in South West London in Sudi Pigott's round up on page 62.

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TOM PARKER BOWLES

Raising a glass to London's fabulous watering holes, whether you're after a classic cocktail or bar hijinks

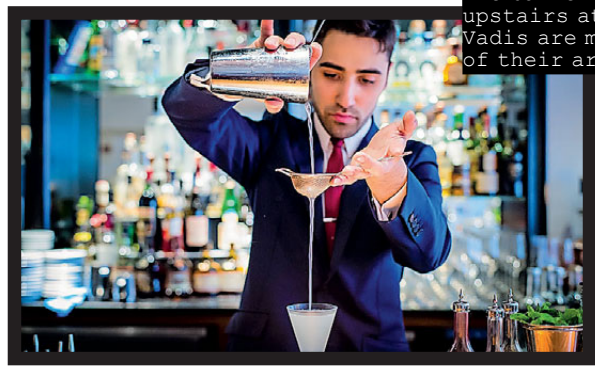
London Cocktail Week. No, not an excuse to bunk off work and hole up in some over lit chain bar, pouring filthy pina coladas down one's throat. Rather a celebration of the craft of the cocktail at the start of October, an art every bit as creative and thrilling as cooking itself. London has some of the most exciting bars in the world. Not just the imbibable equivalents of The Fat Duck, where drinkable boundaries are constantly being infused with rare breed bitters, before forced through rotary evaporators and sous vide machines. But also the great old-fashioned places, where classic cocktails are treated with the greatest of respect.

Let's start at the beginning with the Martini, the alpha and omega of the cocktail world. So many ersatz imposters, served in huge glasses, with all sorts of strange and inappropriate additions. No, what I want is good gin (I like Sipsmith), the merest whisper of vermouth, and the sort of viscous consistency that only comes from frozen spirits and frozen glass. And remember, they should be stirred, not shaken. Bond got that one very wrong. At Duke's Hotel, the Martini cart is a work of quaffable art. They mix at the table.

Remember, your Martini should be stirred, not shaken. Bond got that one wrong

If you're after proper cocktails, made with fresh ingredients, by folk who call themselves 'barmen' rather than mixologists, then you can never go wrong with the upstairs bar at Quo Vadis. And, not so far away, the ever-brilliant Milk & Honey. Mark's Bar at Hix Soho makes up the third of my perfect Soho triumvirate of cocktail classic makers.

For a more modern take on this fine art, then go north to Tony Conigliaro's excellent 69 Colebrooke Row, a place that manages to be achingly on trend without ever being naff or pretentious. Tramping east, you can't miss Callooh Callay, a Shoreditch classic. Drinks are lovingly mixed and, upstairs, there's a serious winter cocktail list too. A mere wobble away is The Worship Street Whistling Shop, which is equally brilliant, and often quite bonkers. Peanut butter and jam is one of the more out-there ingredients. And don't miss the Mayor of Scaredy Cat Town, a supposedly secret speakeasy beneath The Breakfast Club in Spitalfields. Standards at all three are exceptionally high.



The barmen upstairs at Quo Vadis are masters of their art

The South is well stocked with decent bars too, with the long established Lost Society in Clapham, and its siblings, Citizen Smith in Putney and The Lost Angel in Battersea. At the weekends, they can get riotous, but the cocktails are very respectable. As they are at Powder Keg Diplomacy in Battersea. Great name, great drinks too.

The Portobello Star in Notting Hill mixes some classy cocktails, and The Rum Kitchen sure knows its, yup, rum. While The Lonsdale is still keeping standards high. A proper cocktail bar. Cheers, bottoms up and chin chin.

{ To read about where Tom devoured deep fried pig's head and king crab legs, go to **theresident.co.uk** }

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Fulham's Manuka Kitchen is 5 Star rated by restaurant critic AA Gill

MANUKA AT HOME

Get creative in your own kitchen with the help of Manuka Kitchen's talented head chef Tyler Martin

Manuka Kitchen in Fulham is celebrating its second birthday this month. To mark this special occasion, co-owners Joseph Antippa and Tyler Martin have shared an exclusive recipe with *SW resident* readers. Regulars at Manuka Kitchen, including *SW resident* editor Lorraine Crighton-Smith, can testify how delectable Tyler's lemon grass and Manuka honey cured salmon offering from the 'small plates' section of the menu is. The good news is that they've let us in on the secret recipe so that we can make a Manuka Kitchen-style lunch at home.

Manuka Kitchen is renowned for its affordable, modern European cuisine by Tyler and premium wines handpicked by Joseph. There's also a new bar open for business, so be sure to pay it visit.

Try the recipe at home at let us know how you get on, join the conversation on Twitter with

@SWmagazine and @ManukaKitchen or online at theresident.co.uk/gourmet.

Manuka Kitchen, 510 Fulham Road, Fulham SW6 5NJ; 020 7736 7588; Book a table online at manukakitchen.com/reservation

Make it at home

MANUKA KITCHEN

LEMON GRASS & MANUKA HONEY CURED SALMON

1.6 kg fresh salmon
600g castor sugar
400g table salt
3 tablespoons of Manuka honey
1 tablespoon of Palm sugar
1 lemon grass finely chopped
1 bunch fresh corriander chopped
1 teaspoon black pepper corns
1 teaspoon corriander seeds
1 lemon zest and juice
1 orange zest only

1. Make sure all the pin bones are taken out of the salmon fillet, if not you can use tweezers.
2. Combine all if the ingredients into a large bowl.
3. Find a container large enough to lay the salmon flat on the bottom, and sprinkle with the mix.
4. Lay the salmon skin side down inside the container, cover completely with the rest of the mix and leave for 12 hours, after 12 hours, rotate the salmon. It will have changed in color.
5. Take salmon out if the mix and rinse with cold water, then dry with a paper towel,
6. Use as you would for smoked salmon, or garnish simply with cucumber and shaved radishes like we do at Manuka kitchen.

SUDI PIGOTT

The latest foodie news in your neighbourhood plus three of the best sausages for Bonfire Night

CARIOCA

Brazilian food is on-trend. Its edgy culinary hero, former DJ, Alex Atala invented his own modernist rainforest-cuisine-meets-gastronomy in Sao Paulo and is gaining an international reputation, yet home-style Brazilian food is still unfamiliar. Cosy Carioca run by two brothers in Brixton's Market Row hopes to put that right. Heady caipirinhas made with cachaca, a Brazlian sugarcane spirit, make diners mellow. Food is hearty with punchy flavours. Start with croquetas stuffed with spiced shredded chicken, cheesy soft bread rolls pão de queijo, cured, chargrilled Portuguese chorizo with black honey syrup and, my favourite, Bahian fishcakes with sweet chilli dipping sauce. Outstanding too is feijoada, Brazil's national dish, a stew of black beans cooked with chorizo, pork ribs, beef and lean pork, bay leaves and spice, pungently different comfort food. Try too Arepa, a Brazilian take on pulled beef with onion and peppers on flat maize bread and moreish, gargantuan spare ribs with churrasco sauce charcoal-grilled with applewood smoked salt. Desserts including fabulous salted caramel topped carrot cake are made by Maurilio.

25-27 Market Row, Brixton; 020 7095 9052

Macau at A Wong

Clapham-based chef Claude Bosi has been recommending Victoria's innovative Chinese A Wong to me for years and I finally got to visit for a preview dinner of a Macau (mixing Chinese, Portuguese, African and South American influences) pop-up being held there on 17-29 November with guest chef Macauan Florito Avis.
Book in advance at info@awong.co.uk
020 7828 8931; 70 Wilton Road, SW1

Volker & Quinn arrives in Balham

Hildreth Street is unquestionably on the up. Its first deli Volker & Quinn opened just over a month ago with a wet fish counter too (I tried some fantastic squid). The Claridges/Michelin-trained chef who runs a private catering event from the kitchens below, prepares salads/dishes of the day to go. Cheeses from Mons are well affineured. I was impressed by unusual deli finds too including dried and smoked laver from Pembrokeshire Beach Food and some cute fish shaped savoury biscuits. Locally made specialities include Corrie Banbury's Ladle & Larder chutneys from onion bhaji and rhubarb and ginger to piccalilli.
6 Hildreth Street, SW12; 020 8767 6178; volkerandquinn.co.uk

BREW

There's no stopping Brew. Their latest and largest cafe opens this month in Putney. Australian owner Jason Wells is going back to his roots with an on-site butchers with an ageing fridge plus a wood-fired oven. Food will have elements of Antipodean, Turkish and Israeli influences. A new idea is 'Breakfast in Bed' where diners recline on Bedouin-influenced beds and are served irresistible dishes.
162-164 Lower Richmond Rd, SW15; 020 8789 8287; brew-cafe.com

AVOCADO CAFE

I'm impressed by The Avocado Cafe, a recent arrival to Venn Street Market extolling the virtues of avocado in tasty guises from guacamole, avocado + hummus, tzaziki, lime pickle and pickled beetroots plus salads with minty lentils and more.
theavocadocafe.co.uk

3 of the best...

SAUSAGES FOR BONFIRE NIGHT

1 Giggly Pig free-range saddleback pork sausages have plenty of oomph, and are especially good well cooked slathered with tomato ketchup in a bap. Find them at Balham Farmer's Market. See gigglypig.co.uk for more.

2 Moen's choice of sausages is dizzying from apple and wild boar to chorizo though my favourite is their Cumberland with coarse-ground pork, smoked bacon, garlic and wine.
24 The Pavement; 020 7622 1624; moen.co.uk

3 100% Gluten-free pepper beef sausages with fresh coriander, onion and garlic are exceptionally succulent and great for posh sausage and mash supper.
109 Balham High Road, SW12; 020 8772 1895; chadwicksbutcher.com

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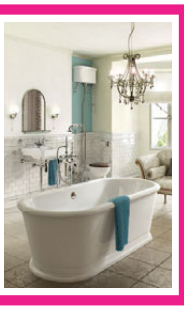

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FIRST LOOK

South West London's hot new restaurant & bar openings

Donna Margherita

Enjoy an authentic Italian experience at Lavender Hill's Donna Marghertia

Donna Margherita has been serving authentic Italian cuisine from its Lavender Hill location since 2003. It has recently had a stylish new makeover and, on the wet Wednesday evening we visited, there wasn't an empty seat in the house. It bodes well for an independent restaurant in this stretch of Battersea to be busy mid week; it beckons a trust from its diners, but would the food step up to the plate, asks *SW resident* Editor Lorraine Crighton-Smith?

The Neapolitan-inspired menu offers a choice of authentic dishes from pastas, to mains and pizzas. My guest and I opted to share a selection of courses, to put the menu to the test. Starters of succulent beef Carpaccio, light and flavoursome topped with a peppery rocket and parmesan salad, and crunchy bruschetta with sweet and juicy cherry tomatoes, chilli, garlic and extra virgin olive oil got us off to a good start. A winning combination, they paired well together, with acidity of the tomatoes complementing the taste of the thinly sliced fresh fillet of beef, marinated in extra virgin olive oil, lemon juice, salt and black pepper. Both dishes paired well with the house white too.

In true Italian style we decided to sample the pasta for our second course. Sicilian-style penne pasta was perfectly cooked, with aubergines, garlic, tomato sauce, basil and buffalo mozzarella.

Donna Margherita is more than just a pizzeria

I was keen to try the seafood platter that I spotted on a fellow diner's table, featuring catch of the day, king prawns and lobster, but my guest suffers from a seafood allergy so I agreed to return another day to tuck into a fish extravaganza.

Saving the best until last, our friendly waiter presented our chosen main course: a tower of slow-cooked belly pork with fennel seeds, rosemary and thyme stuffing served with wilted spinach and aubergine caviar. The pork was melt-in-your-mouth tender, delectably accented by the flavours of the stuffing, the spinach and the aubergine caviar.

Donna Margherita is famous for its pizza offerings, but we discovered that there's more to this Italian restaurant in London than meets the eye. The service is superb and the cooking is authentic and top quality, 'If my Mamma didn't cook it then it doesn't go on the menu!' is the motto the team here abide by, and one that clearly keeps the locals coming in.

183 Lavender Hill Battersea SW11 5TE
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THE *SOFT* TOUCH

Shona Wallace on the neutral approach

It's time to hang up that faithful black coat, for this season's collections are full of versatile outerwear options in sophisticated neutral tones. Though black always seems like a safe choice, a softer shade – such as grey or ivory – is much more flattering.

Hermès set the standard for coats this season, balancing voluminous silhouettes with graceful ease

MaxMara Adorno camel coat, £1,575; matchesfashion.com

DVF trench coat with belt, £275 at Chic and Seek; chicandseek.com

Victoria Beckham wool-blend ivory coat, £2,250; net-a-porter.com

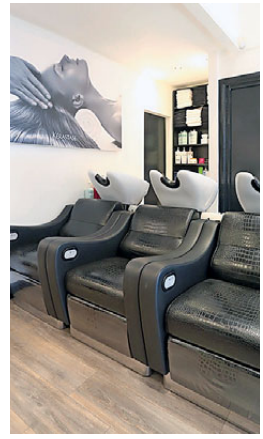
MaxMara Arona blue coat, £699; harrods.com

SALON OF THE MONTH

Danilo Hair Boutique

Five stars to Danilo Hair Boutique on Fulham Road where I felt like a star having my nails painted while having my hair washed. Co-owner Danilo is a L'Oreal Colour Specialist, an accolade he worked hard to achieve while running the hair salon he shares with business partner Sara. Danilo skilfully weaved a colour through my dull hair, marrying the new hue with my own shade for a fresh and natural look. Next, Danilo's sharp scissor-work transformed my shapeless mane into an elegant style that frames and flatters my face. A glamorous Hollywood-style blow dry completed the look. Several weeks later, the colour still looks shiny and new — testiment to L'Oreal-trained Danilo's talent.

353 Fulham Road, London SW10 9TW; 020 7751 4477; danilohb.com



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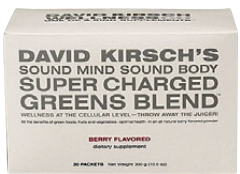
HEALTH & FITNESS NOTEBOOK

Tips to help you look good and feel great

By the barre

Get in shape for the party season and improve your posture too. Try a barrecore class at barrecore Wimbledon studios. A barrecore workout combines fat-burning interval training with static stretches. Each 60-minute workout targets the major muscle groups, improving alignment. Morning, lunchtime, evening and weekend sessions are available. **49 High Street, Lower Ground Floor, Wimbledon, SW19 5AX; 020 3151 5730; barrecore.co.uk**

THREE OF THE BEST SUPERCHARGED SUPPLEMENTS



David Kirsch Super Charged Greens Blend, £59 at Space NK, 46 Northcote Road SW11 1NZ; 020 7228 7563; uk.spacenk.com

Perricone MD Omega 3, £75 for 90 day supply at perriconemd.co.uk

Wild Nutrition Food-State Vitamin C & Bioflavonoids, £20 at wildnutrition.com

COSY CORE

Stay toasty during winter workouts with this Saucony Ruched hoodie, £30. Soft and lightweight, the DryLete LT body will help regulate your temperature and the thumbholes with reflectivity (as well as the bright colour) will keep you seen during darker outdoor pursuits. johnlewis.com

Coconut power

Bethany Eaton, Nutritionist and Founder of CO YO vegan yogurts, touts coconut as her top superfood. It provides energy, improves heart health and digestion, has no effect on blood sugar and supports the immune system. Use coconut oil to cook with, apply it to the skin and hair to keep you glowing. **Find Bethany's winter superfoods at theresident.co.uk**

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MINI RESIDENT

{BIG IDEAS AND BEST BUYS FOR YOUR LITTLE ONES }

SNUG AS A BUG

Toddler towels are toasty and fun

From Cuddledry's giraffe (and dinosaur!) towels for toddlers to new French classes at Fulham Library, Lorraine Crighton-Smith rounds up the latest family friendly buys and finds

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www.suttonhigh.co.uk

gdst Girls' Day School Trust

COSY CASHMERES

Check out Olivier Baby & Kids' new collection for newborns and up to the age of 10. All Olivier designs are made in Britain, and the new range features candy-coloured cashmeres that will keep your little ones cosy during the colder months. See the full range at the new and improved website olivierbaby.com

MINI *RESIDENT*

Lorraine Crighton-Smith's family round-up

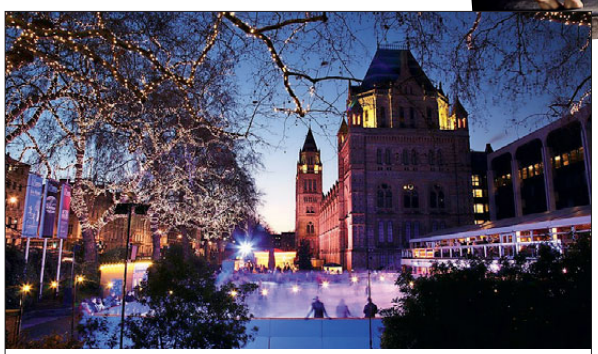
OUI MADAM!

Et Patati Patata has introduced new French classes for one to 10 year olds at Fulham library following the success of its French Summer Day camp. Lessons take place every Tuesday after school. etpatatipatata.com

SNUG AS A BUG

These double-layered toddler dress-up towels keep your little ones snug as a bug, whilst incorporating play into the sometimes stressful task of getting them out of the bath and ready for bed. The towels come in a range of fun animal designs including dragons, ladybirds, cows and giraffes, they are big, soft, warm and fun!

From £34.99-£39.99 available from cuddledry.com



Cool family fun

With darker, colder days ahead there are some pluses, one being the opening of the ice rink at the Natural History Museum, which celebrates its tenth anniversary this year. There's a large rink and smaller rink for beginners, plus festive treats and warm drinks.

From Thursday 30 October to Sunday 4 January 2015.

Cromwell Road, London, SW7 5BD; nhmskating.com

Pram perfection

The new Armadillo Flip pushchair from Mamas & Papas is perfectly designed to help make life easier for parents, combining masses of wriggle room with a tiny footprint. It can also be easily folded with one hand in seconds – whichever way the reversible seat is facing. £399.

Tandem Shopping Centre, Christchurch Road, Colliers Wood SW19 2TY; 0345 268 2000; mamasandpapas.com

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STREATHAM PUPILS RAISE FUNDS FOR WILD LIFE

Junior pupils at Streatham & Clapham High School recently took part in a Conservation Day, raising more than £500 for the World Wildlife Foundation and Tiger Awareness. Every year group, from Nursery to Year 6, dressed for the day as an endangered animal, resulting in a school filled with orang-utans, rhinoceros, snow leopards, turtles, tigers, polar bears and pandas. Pupils took part in workshops with conservation adviser Phil Williams and discovered more about the impact we are having on animal habitats.

Streatham & Clapham High School, schs.gdst.net

Northcote Lodge boy highly commended in poetry competition

Congratulations to Northcote Lodge pupil Cole Siepman, whose poem based on Pompeii was highly commended in the 2014 John Betjeman Poetry Competition. The theme for the competition, which was open to children aged 11-13, was 'place'. There were over 2,200 entries and Cole was one of the three highly commended invited to attend the prize giving ceremony along with the three winners. The event was held at St Pancras Station on October 2. You can see Cole here standing in front of the statue of Sir John Betjeman with his prize of £50.

northcotelodge.co.uk

EDUCATION *NEWS*

The news, views and big ideas for little learners

Tiny dancer

Founded with a simple mission – to share the joy of song and dance with babies and toddlers – Babyballet Song and Dance Academy has gone on to enjoy huge success, winning numerous awards and appearing on CBeebies and Nickelodeon. The classes aim to help children to learn balance and poise, to move and dance in harmony with music and to build confidence. And it's all rooted in ballet – even from as young as 6 months babies will start to lean basic skills to take on to more formal classes. Babyballet has branches in Clapham, Southfields and Wimbledon.

See babyballet.co.uk or call 07809 148 348

PUPILS STAR IN RUGBY WORLD CUP CAMPAIGN

The St John's School, Leatherhead's 1st XV rugby team rubbed shoulders with rugby stars Martin Johnson and Chris Robshaw recently as they joined forces in filming an advert for MasterCard to promote the upcoming Rugby World Cup. To view a video of the 'surprise' moment visit theresident.co.uk

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TRAVEL

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PANORAMA

Dine out with the best views in St Lucia

Beautiful views, Caribbean fine dining and a relaxed, romantic feel... discover which resort has the best table in St Lucia. Plus, Vicky Mayer discovers true romance with a sumptuous meal at Le Manoir Aux Quat'Saisons

Lobster and Champagne feature heavily on the menu at Cap Maison

ISLAND LIFE

The Caribbean island of St Lucia is relaxed, friendly and full of natural wonders. And its gastronomic scene is on the up...

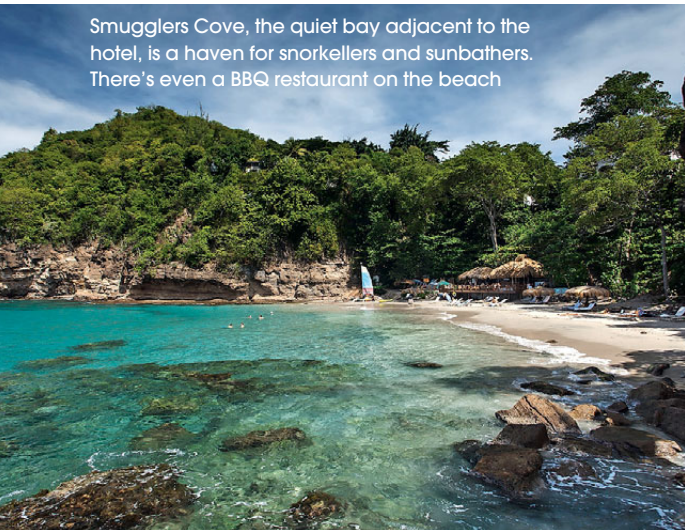
Words VICTORIA PURCELL

St Lucia is, as you would expect. exotic and beautiful. But it's also a place that will grant you unforgetable experiences without really trying. A hummingbird, deftly hovering about the plants early in a morning, naked fishermen stalking their prey on a rock at dawn, taxi drivers who are so proud of their country that they will pull over at the side of the road to fill you in on the intricacies of banana cultivation. You can also wander about inside a volcano, bathe in its mineral-rich muds, snorkel and paddleboard to your heart's content, and even have a fine Caribbean feast prepared for you by a Welsh Rastafarian in your own luxury villa.

Well, that last one is the reserve of guests at Cap Maison, a beautiful, lush resort near Gros Islet to the north of the island. Executive Chef Craig Jones – the Welsh Rasta who was perhaps destined to end up in the Caribbean – is friendly, chatty and very humble in his work. Despite earning the title of St Lucian Chef of the Year and receiving a AAA Four Diamond Award (he has also worked at the famed Michelin-two star restaurant, Le Manoir aux Quat' Saisons, under Raymond Blanc), he still hits the kitchen in his blue apron, because he is 'always learning'. His French West Indian-inspired menu takes its lead from his 'locavore' philosophy, that is, sourcing food as locally as possible. He'll even take you on a trip to the food market in the nearby town of Castries if you're keen to learn more about the local cuisine. Here you can immerse yourself in exotic fruit and veg, bottles filled with herbs and spices that will infuse your rum beautifully, homemade hot sauces, coconut oil, colourful little bags of safron, cumin and tumeric, and even a little friendly banter with the locals. Combine your shopping trip with a private cooking class, where Craig will guide you through dishes like his delectable jerk lobster with pumpkin, mango and fennel salad.

Enjoy spectacular views over the ocean towards Martinique and sunsets to end all sunsets

But hey, it's hot out there, so you may wish to keep well away from the kitchen and instead dine at one of the resort's many coveted hotspots. For a relaxed Caribbean beach bar experience, head down to Smugglers Cove, the secluded beach adjacent to the hotel (none of St Lucia's beaches are private, but here it's as good as), and enjoy the sea breeze down at the recently opened The Naked Fisherman. Named for the aforementioned locals who often fish naked off the rocks – we're not sure why, but I suppose it saves on laundry – this place offers simply prepared grilled food and salads with flair – crispy calamari with chilli salsa, grilled island catch, pumpkin and coconut curry, Wagyu burgers, seafood platters... Try the



Smugglers Cove, the quiet bay adjacent to the hotel, is a haven for snorkellers and sunbathers. There's even a BBQ restaurant on the beach

TAKE A VIEW

Cap Maison capitalises on its uncomprimised views of Pigeon Island National Park to the west and Martinique to the east. The sunsets are some of the most romantic you'll ever see. Make the most of it by dining al fresco on your own private roof terrace.

The resort, inspired by colonial Mexican villages, boasts large roof terraces and private pools

Exotic woods and natural stone form the basis of the decor in the sprawling, homely villas

BBQ tasting menu on Thursday evenings, where treats like ceviche of dorado, grilled razor clams, jerk chicken satay and aged New York strip steak will leave you in raptures. And do try the (rather potent) rum punch.

For a more formal dining experience, The Cliff at Cap restaurant was hailed by *The New York Times* as one of the most highly sought after tables on the island. It offers spectacular views over the ocean towards Martinique, which twinkles at dusk, and offers up sunsets to end all sunsets. Savour creations such as butter-poached lobster with mascarpone enriched gnocchi, roulade of jerk chicken breast with caramelised plantain and passion fruit soufflé.

You should also treat yourself to the sight of the Pitons – the island's famous mountainous volcanic plugs. The hotel can arrange a boat trip with a gourmet picnic (the highlight of which is the tuna poke – *poh-kay* – a Hawaiian-Asian dish of deliciousness with tuna sashimi, soy sauce, ginger and seaweed) and the chance to snorkel in a quiet bay. The magnificent sight of the Pitons, a World Heritage Site, as you approach by boat (preferably while lounging, bikini-clad, on the deck with a bottle of Piton lager) is truly astonishing – lush and unspoiled. Disembark at Soufrière to explore the volcano and bathe in its volcanic muds.

This truly is paradise. A place for romance, fine dining and exploration. Just try not to get too attached to the wonderfully friendly, characterful staff at Cap Maison – I'm telling you, there'll be tears when it's time to head home...

TRIP NOTES

A garden view room at **Cap Maison** starts from £275 per night on a B&B basis. An ocean view villa suite with pool starts from £565 per night on a B&B basis (for further details see capmaison.com; 020 8977 6099). **Virgin Atlantic** flies from London Gatwick to St Lucia, see virgin-atlantic.com. Transfers can be arranged with the hotel.

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GASTRO HEAVEN

An overnight stay at Oxfordshire's Le Manoir Aux Quat'Saisons gives Vicky Mayer food for thought

It's a late summer evening and I am sitting on the terrace at Le Manoir Aux Quat'Saisons. With a Kir Royale in hand and the sun casting long shadows on the perfectly manicured walled garden, there are few places I would rather be. Canapés are served with our aperitifs and are gone in an instant. Such is the excellence of the food, there are audible gasps of 'ooh, delicious' every few minutes from the well heeled patrons surrounding us.

Casual style dining may be fashionable these days but Raymond Blanc understands that there's nothing better than five star service on a big night out and here there's nothing as vulgar as queuing up for your table. Instead the delightful staff ease you gently from your garden seat into the restaurant where your evening begins.

In the beautifully decorated dining room guests are offered a choice of five course or seven course menus, with accompanying flutes of wine.

With food of this calibre it's actually a joy to hand over the choice, knowing you're in expert hands. The provenance of the food is really important and no wonder. The house is surrounded by a two-acre garden so Raymond and his team have a garden larder on their doorstep and the seasonality and flavour of the produce is apparent in every mouthful. Stand out dishes included starters of beetroot with horseradish sorbet and melt-in-your mouth goats' cheese, honey, artichoke agnolotti.

Treat yourself to a stay in the Snow Queen suite

We both agreed that should a culinary bucket list exist, this would be our number one choice

The knowledgeable staff are on hand to explain each dish in depth and as you would expect the wine menu veers artfully towards the French.

The promise of a perfectly cooked steak hit the mark for my boyfriend and midway through our meal we both agreed that should a culinary bucket list exist, a meal here would be our number one choice.

We were lucky enough to be staying overnight in the magical Snow Queen garden suite, a quiet stroll across the courtyard from the restaurant and the main house. Roomy and elegant, the suite is just as sophisticated as the restaurant and boasts a perfect Princess And The Pea bed. If you want to treat someone you love to a once-in-a-lifetime experience, this is the place to go.

Le Manoir aux Quat'Saisons; 01844 278881; belmond.com

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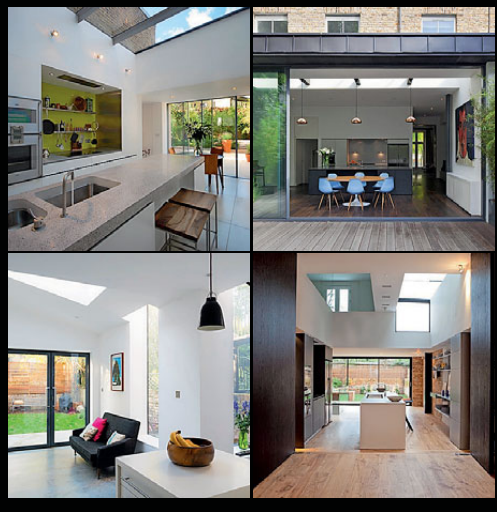

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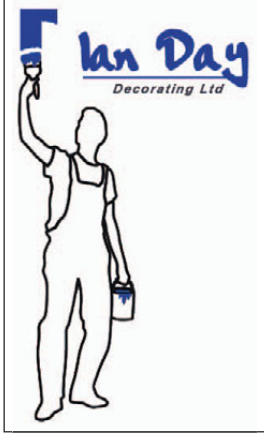

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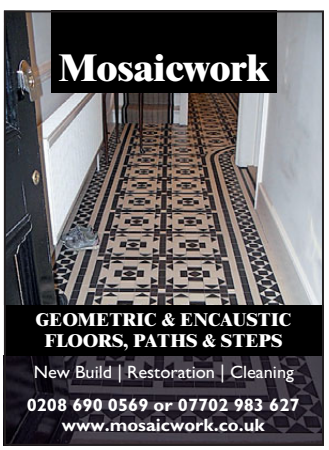

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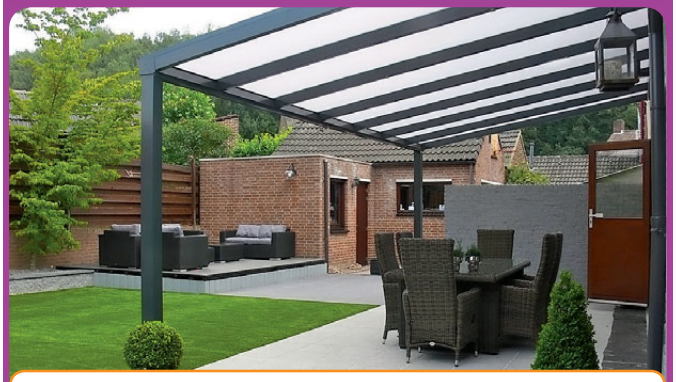

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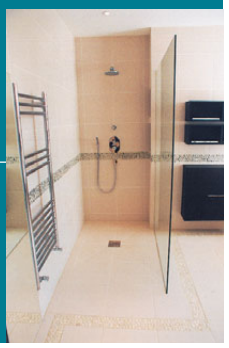

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CLASSIC MEETS CONTEMPORARY

Original features in popular Putney

This stunning family home has been given a new lease of life with a modern yet sympathetic refurbishment. High gloss finishes teamed with original features create a super stylish interior. Turn to page 96 for details.

Katrina Phillips
Owner, Katrina Phillips Interiors

Jeremy Montagu-Williams
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ON

92 Property news – featuring the latest new homes across our vibrant capital

94 Area focus – why Tooting's period homes and new-build developments are becoming increasingly sought after

96 5 of the best... refurbished homes showcasing top quality finishes and stylish decor

126 Spotlight on – Chartwell Residential, which is celebrating 10 years in Putney this year

148 A word from... Emma Farmar, Douglas & Gordon's Battersea Park office Lettings manager

I'm always looking at ways to improve my home so choosing this month's '5 of the best refurbished homes' has been a real inspiration. I've also been finding out why up-and-coming Tooting is the missing link between Balham and Wimbledon, and investigating the latest London property news, including the ultimate pied-à-terre and the creation of a new quarter in the heart of the City.

Karen

Karen Tait, Property Editor

Editor's pick: This unique home – a stunning converted chapel – is being offered to the market for the first time. With over 1,500sq ft. of open-plan living and entertaining space, the property on Gilmore Place, SW4, is full of striking features: £1,500,000 (Douglas & Gordon, 020 7924 2000)

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Barts Square will form a vibrant mixed use quarter in the City

PROPERTY *NEWS*

Your update on London's homes & interiors

BACK TO SCHOOL

With Wandsworth being revealed as the favourite place for aspiring young professionals to live in England and Wales, according to a study by Lloyds TSB last year, The Schoolyard development has been a welcome addition for those seeking a home in this vibrant regeneration area.

Currently undergoing an extensive £1bn regeneration plan, Wandsworth Town is being transformed with brand new public squares, shopping parades and extended cycle links into the city.

As part of this regeneration, The Schoolyard will provide 119 homes, all with private outdoor space and including custom-built kitchens with integrated appliances, underfloor heating, video door entry and built-in wardrobes with sliding mirrored doors. Landscaped communal gardens will reinforce the strong sense of community in the area. The latest phase offers a selection of one- and two-bedroom premium specification apartments, priced from £400,000 (theschoolyardsw18.com).

The luxury apartments will offer one to three bedrooms

A CREATIVE VIBE IN THE CITY

The arrival of Crossrail at Farringdon and the planned regeneration of several of Smithfield's market buildings is breathing new life into this historic quarter, and Barts Square, a new development by Helical Bar, is part of this exciting new urban residential scene. Linking the traditions and heritage of St Paul's Cathedral and the financial district to the creative vibe of Smithfield and Clerkenwell, Barts Square will comprise 92 apartments, from studios to penthouses, with prices from £775,000 for a one-bed (Savills, 020 7409 8756).

The residential element sits alongside 230,000 sq ft of office space and 23,000 sq ft of retail. Nestled amidst the hustle and bustle of the City, yet with a character and architecture all of its own, Barts Square will revitalise a sprawling collection of redundant buildings, combining modern architecture with more traditional elements, and will create a new residential square in this often overlooked corner.

The perfect pied-à-terre

For those seeking the ultimate pied-à-terre, perhaps an apartment within the coveted Lancasters development would suit? Priced from £3.2m to £3.5m, buyers have a choice of three two-bedroom apartments being marketed by Harrods Estates (020 7409 9001), each offering an unrivalled luxury lifestyle in a desirable setting overlooking Hyde Park, and two of which have been interior-designed by David Linley.

'It is extremely rare for apartments to become available in this building so this is an ideal opportunity for someone who wants a five-star hotel style home in a great location,' comments Jennifer Marwick of Harrods Estates' Park Lane office.

The apartments have a real 'wow' factor with double-height ceilings, original sash windows and cornicing. One also has beautiful columns at the entrance to the living space and its own front entrance. The interiors feature bespoke kitchens, marble bathrooms and a master suite on the mezzanine floor, with glass walls in two of the apartments which can be opaqued for privacy.

Set in landscaped grounds, the residence boasts 24-hour concierge and leisure facilities which include a 15m pool, gym, sauna and massage room.

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Period property and green spaces are a winning combination in Tooting

BROAD APPEAL

With everything from studios to family homes, and period property to new developments, Tooting has lots to offer

Tooting is having a moment, as buyers and renters priced out of Balham look further afield, just as others have done over the past 10 years choosing Balham over pricier Clapham and Wandsworth.

While Tooting hasn't always been the most desirable place to live, it has all the right ingredients: the open spaces of Tooting Common, with the popular Tooting Bec Lido, as well as neighbouring Wandsworth Common; attractive period housing (Victorian and Edwardian terraces in particular); and good transport links (the Northern Line at Tooting Bec and Tooting Broadway, and services to Waterloo and Blackfriars via Tooting rail station).

Tooting High Street, Upper Tooting Road and Mitcham Lane are lively shopping streets with a mix of independent stores, including colourful sari shops, supermarkets and some high street chains, interspersed by the ubiquitous Indian restaurants along with more recent additions such as the Chicken Shop and Honest Burger.

Most of Tooting falls within the SW17 postcode, with Furzedown and Streatham Park, south of Tooting Bec Road, within SW16.

'Originally famed for its wealth of excellent curry houses, Tooting is an area that has recently experienced a rapid period of market growth and gentrification,' comments Noel Lawrence, of Kinleigh Folkard & Hayward.

'Thanks to the excellent transport links and recent influx of trendy restaurants and bars, Tooting Broadway has become increasingly popular with first-time buyers. These are mainly young professional couples attracted by both the period flats and maisonettes as well as the number of new-build flats in the area.'

Perhaps a measure of the area's success was the recent launch of 'The Broadway' development on the high street, which attracted over 300 people and saw 50% of the site's 83 apartments instantly reserved. Indeed, according to the developer Crest Nicholson unprecedented demand meant that they had to hold two separate launches – a VIP night for those who registered months ago and a second sitting for more recent sign-ups.

'We've been inundated with enquiries about the site ever since it was announced so it's no surprise so many of the units have been snapped up at the first opportunity,' says Julia Reynolds of Crest Nicholson London. 'There's a huge amount of media buzz about Tooting and, consequently, it is enjoying a huge surge

ON THE MARKET

Our pick of properties in Tooting

Four-bedroom period terraced house on Mantilla Road, SW17: £1,150,000 (KFH, 020 8767 1400)

Kendal Lodge is a six-bedroom house with views over the common: £4,500,000 (Marsh & Parsons, 020 8673 4377)

Tooting properties are typically Victorian and Edwardian terraces

in popularity with property purchasers.'

Close to public transport and St George's Hospital, The Broadway is attracting both young professionals and buy-to-let investors interested in the potential for long-term tenants working for the NHS.

'Tooting is becoming more and more popular with both renters and buyers,' says Rachelle Cramp of James Pendleton Estate Agents. 'Attractive period features, excellent connections and a quiet residential feel are all factors influencing the increase in interest, an increase which shows no sign of slowing.

'The area is characterised by quiet leafy streets of Victorian properties as it underwent extensive development in this period. There is also a wealth of 20th-century architecture – particularly dating from the Edwardian era and the 1920s and 1930s.'

According to Noel Lawrence, typical prices for a two-bedroom flat are from around £450,000-£500,000, while the Furzedown area is popular with families, offering larger period houses and good primary and secondary schools. Here houses typically range between about £800,000 and £1,000,000.

For renters, Tooting offers a good choice of property, from small studios to four-bedroom family homes. 'Two-bedroom terraced houses seem more popular than ever with couples looking for extra space and a garden,' says Ashley Napier of Kinleigh Folkard & Hayward. 'These are currently achieving £1,600 per month. Four-bedroom houses are also performing exceptionally well with sharers and families, typically starting in price from around £2,200 per month.'

Facts & Figures

TYPICAL PRICES

Studios and one-bed flats start at around

£225,000

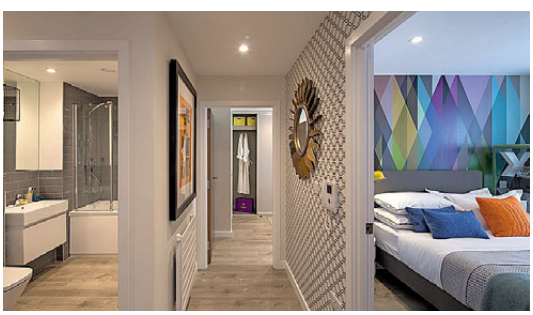
while large family homes near the common can reach over

£3m

WHO BUYS & RENTS HERE

With everything from house shares and studio flats to large period houses, the area attracts a diverse mix of residents from young professionals to growing families

'The launch of 'The Broadway' development on the high street saw 50% of the site's 83 apartments instantly reserved'



The Broadway development on Tooting High Street comprises 83 apartments: from £320,000 (Crest Nicholson, 020 3375 2241)

Three-bedroom house with garden on Longley Road, SW17: £ £775,000 (James Pendleton, 020 8767 0086)

5 of the best... REFURBISHED HOMES

Top quality finishes and stylish decor ensure these revamped homes are among some of the finest to be found in south-west London

PERIOD FEATURES

Park Hill, SW4, £3,850,000

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Douglas & Gordon, 020 8675 4400

PARK VIEWS

Prince of Wales Mansions, SW11, £850,000

Situated within a handsome mansion block opposite Battersea Park, this two-bedroom ground-floor flat retains many period features with lovely bay sash windows, a fireplace in the reception room, and wooden flooring throughout.

John D Wood & Co., 020 7228 0174

STATE OF THE ART

Drewstead Road, SW16, £1,450,000

Moments from Tooting Bec Common, this semi-detached five-bedroom house with landscaped garden benefits from state of the art Tado smart technology, underfloor heating in the bathrooms, Cat 5 internet cables throughout, and a video entry phone.

James Pendleton, 020 8767 0086

DETACHED HOME

Putney Park Avenue, SW15, £4,500,000

This extended five-bedroom, four-bathroom detached home has been lovingly updated while maintaining original features such as ornate cornicing, wooden flooring and fireplaces. The house also offers a conservatory and garden studio.

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KITCHEN EXTENSION

Balmuir Gardens, SW15, £2,000,000

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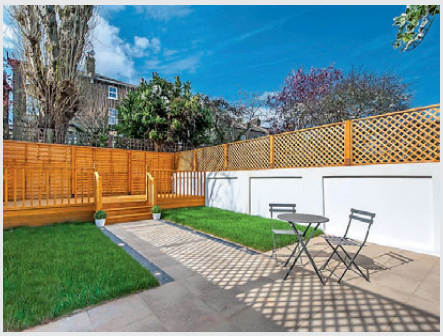

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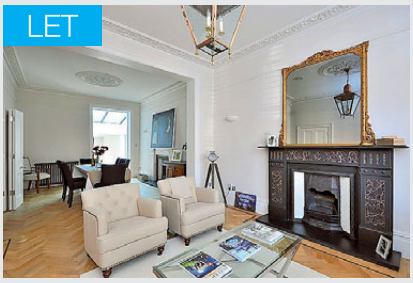

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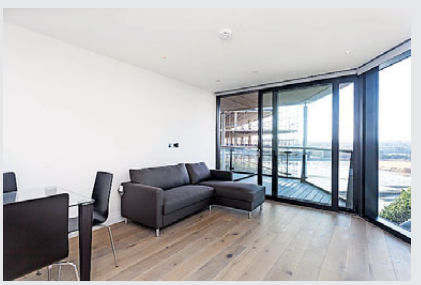
Clapham Office 020 7717 5441



Riverlight Quay, SW8 £950 per week*
A two bed apt in this new development. **EPC:B**
Clapham Office 020 7717 5441

Battersea Rise, SW11 £525 per week*
A spacious two bed, two bathroom apartment.
Battersea Office 020 7458 4258

St John's Hill Grove, SW11 £795 per week*
Beautiful 3 bed home, tastefully finished. **EPC:D**
Battersea Office 020 7458 4258

Nightingale Lane, SW12 £350 per week*
Superb one bed ground floor apartment. **EPC:C**
Battersea Office 020 7458 4258

Available on the App Store

***Tenant Charges** Tenants should note that as well as rent, an administration charge of £216 (Inc. VAT) per property and a referencing charge of £54 (Inc. VAT) per person will apply when renting a property. Please ask us for more information about other fees that may apply or visit www.hamptons.co.uk/rent/tenant-charges

Unlock the value of your home

Andrews secures 5 offers for every house sold[1]

Having been open since 1946, we've seen it all. Our years of experience ensure that we know the market, your local area and how to unlock the best price for your property.

[1] On average, for every house sold we had 5 offers (Andrews Internal Figures, Jan - July 2014). [2] Free valuation does not apply to valuations conducted for insurance or mortgage purposes.

ANDREWS

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Balham	020 8675 2244
Battersea	020 7326 8171
Putney	020 8780 2233
Southfields	020 8874 6686

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ANDREWS

WEIR ROAD, SW12

£1,250,000

This beautifully spacious family home offers well balanced family accommodation spread across three floors. Featuring five bedrooms, two reception rooms, three bathrooms (two of which are en-suite), cellar, 60 ft south facing garden, over 1,800 sq ft of fantastic living space and renovations carried out to a high standard.

Energy Efficiency Rating: C

Balham 020 8675 2244

Balham@andrewsonline.co.uk

SKEENA HILL, SW18

£1,100,000

We are delighted to present this beautifully appointed three double bedroom 1930's style semi-detached family home to the market. Currently un-extended the property has been lovingly maintained by the current owners and also benefits from an impressive 103 ft southerly aspect rear garden and own drive. Accommodation comprises an entrance hall, dual-aspect through reception room, family room, kitchen, three double bedrooms, shower room, bathroom and rear garden. The property is situated on one of the area's most prestigious roads offering access to Southfields village and District Line tube station and also the A3.

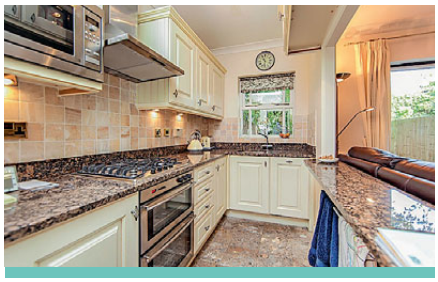
Energy Efficiency Rating: D

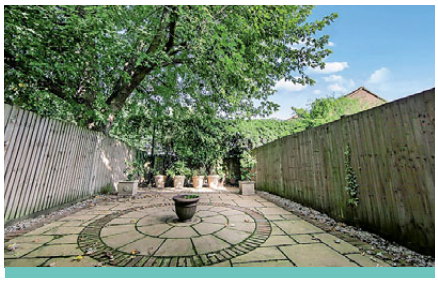
Southfields 020 8874 6686

southfields@andrewsonline.co.uk

The Property Ombudsman

ARLA



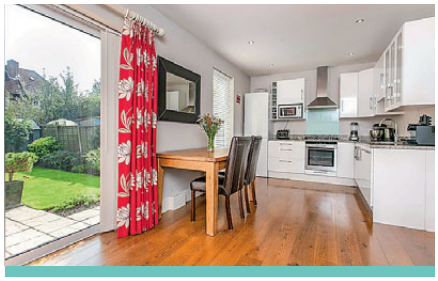


WYCLIFFE ROAD, SW11

£850,000

Located in the desirable Shaftesbury Estate, this family home is offered for sale in excellent condition and with no onward chain. The accommodation comprises generous reception room with dining area and doors to a private rear garden, a modern kitchen, two double bedrooms, one with en-suite, a large single bedroom and family bathroom.
Energy Efficiency Rating: C

Battersea 020 7326 8171
battersea@andrewsonline.co.uk



HUNTINGFIELD ROAD, SW15

£725,000

Andrews Putney are pleased to bring to the market this beautifully presented three bedroom family home. The property benefits from a contemporary open-plan kitchen/dining room with double doors opening onto the eastern/southerly aspect rear garden, front reception room overlooking a communal lawn with privet hedge and a cloakroom.
The first floor landing gives access to a loft and there are two double bedrooms and one single bedroom and family bathroom with under floor heating.
Energy Efficiency Rating: C

Putney 0208 780 2233
Putney@andrewsonline.co.uk

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ANDREWS

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MATCH IT!
£ £ £
Lettings price match

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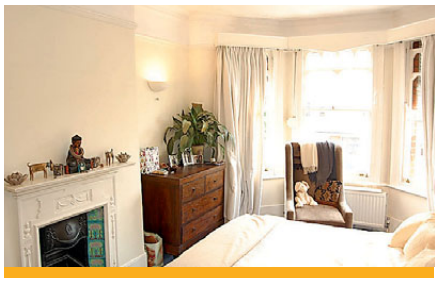
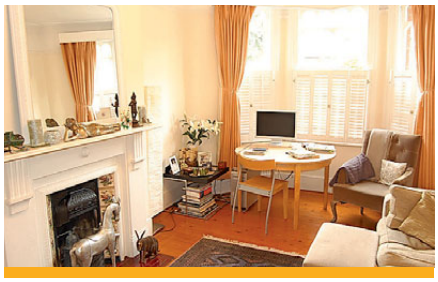




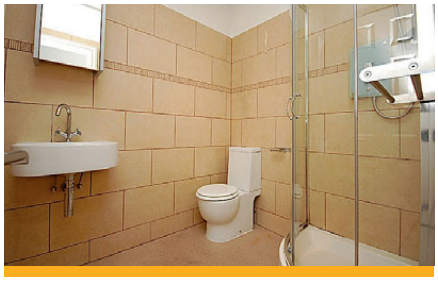
MELROSE AVENUE, SW19

£2,450 pcm

Four bedroom terraced house located in Wimbledon Park, SW19. The property comprises a separate lounge, an open-plan kitchen/dining room, private rear garden, three double bedrooms, single bedroom, family bathroom, and a further en-suite shower room. Offered part-furnished and available 15th November 2014. Fees will apply.

Energy Efficiency Rating: D

Earlsfield 020 8944 9020
earlsfield.lets@andrewsonline.co.uk



PUTNEY HIGH STREET, SW15

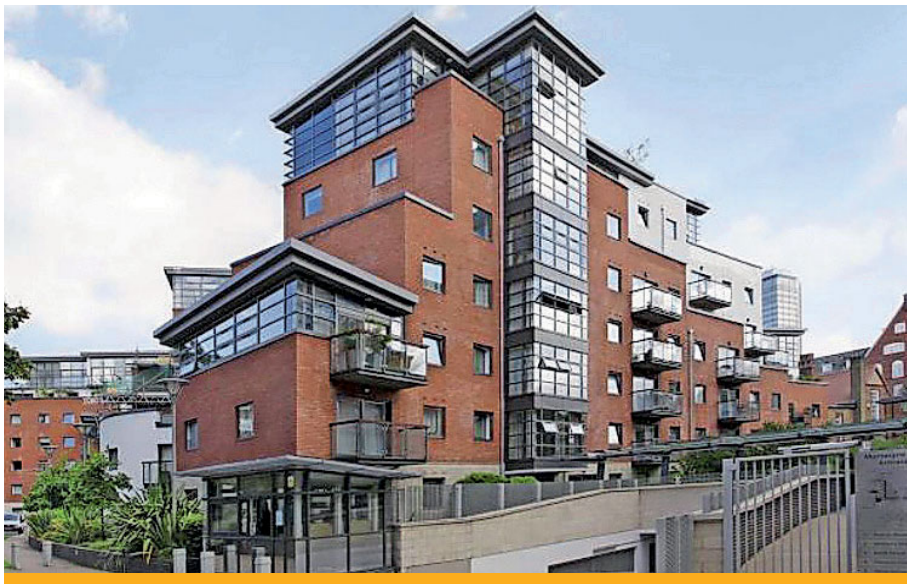
£1,450 pcm

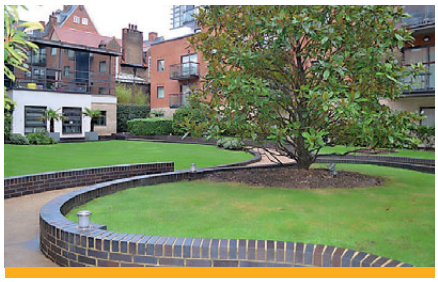
One double bedroom apartment located in central Putney directly opposite Putney mainline railway station. The property comprises one bedroom, a shower room and an open-plan kitchen/living area. Offered furnished, the property is available immediately. Fees will apply.

Energy Efficiency Rating: E

Putney 020 8780 2667
putney.lets@andrewsonline.co.uk

The Property Ombudsman
ARLA Association of Residential Letting Agents





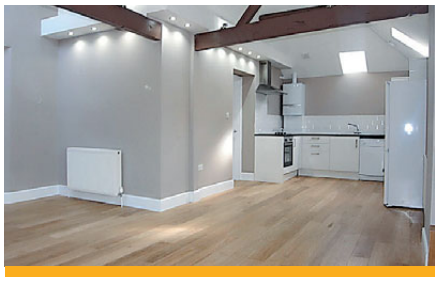
MONTAIGNE CLOSE, SW1P

£599 pw

Situated within an impressive development complex in central Westminster, this contemporary apartment boasts a spacious open-plan living room and kitchen with fully integrated appliances, generous master bedroom with en-suite bathroom, further double bedroom and a family bathroom. The property further benefits from a secure gated car parking space, gym and spa room with sauna, steam room and Jacuzzi as well as concierge and security service. Fees will apply.

Energy Efficiency Rating: TBC

Battersea 020 7326 8173
battersea.lets@andrewsonline.co.uk



OAKMEAD ROAD, SW12

£410 pw

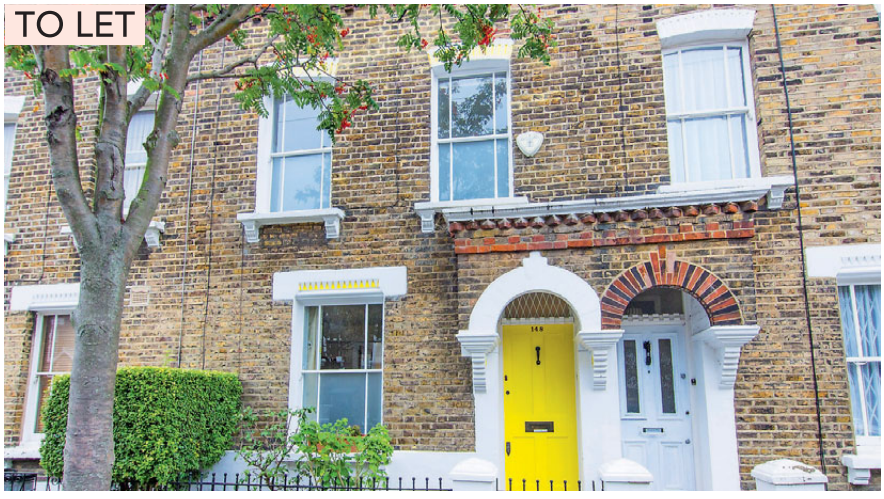
Located in the heart of Balham, just moments away from Balham tube and amenities, is this newly refurbished two double bedroom/two bathroom first floor apartment set in a Mews style development. The property comprises a spacious open-plan kitchen/lounge with wooden floors throughout, two good size double bedrooms and two newly fitted shower rooms (both en-suite). Available end of October 2014 and ideal for professional sharers. Fees will apply.

Energy Efficiency Rating: D

Balham 020 8675 5060
balham.lets@andrewsonline.co.uk

The Property Ombudsman
ARLA

Rochford Stokes



TYNEHAM ROAD SW11

OFFERS OVER £350 PER WEEK

Shaftesbury Cottage | 2 Double Bedrooms | Large Reception Room

A charming period two double bedroom cottage situation within a residential area known as 'The Shaftesbury Estate'. This property benefits from a very large open reception room, separate fitted kitchen, two double bedrooms, fitted bathroom plus your own rear garden. Tyneham Road is a great central location, a short walk away is Queenstown Road and Lavender Hill, both roads offer a great choice of bus services to Sloane Square, the West End, Vauxhall and Waterloo.

GLYCENA ROAD SW11

£650 PER WEEK

Period House | Tree-lined Street | 3 Bedrooms

Period house with lovely double reception room, kitchen/breakfast room, downstairs cloarkroom, three bedrooms, bathroom, cellar and garden. Glycena Road is a lovely quiet tree lined road situated off Lavender Hill close to Clapham Junction and Clapham Common offering easy access to the many bus routes and the mainline station. Available immediately.

rochfordstokes.com
020 7801 6789
info@rochfordstokes.com

Rochford Stokes

CHERITON SQUARE SW17

£715,000

Split Level Conversion | Wonderful Balham Location | Private Garden

Superb three bedroom flat arranged over the upper floors of a period house with its own separate section of the rear garden, accessed via stairs leading down from the kitchen/breakfast room. The whole flat has a lot of charm and character as it is arranged over multiple levels and is well presented throughout. Cheriton Square is a lovely street tucked away off Elmfield Road and just moments from Balham Town centre and the mainline and northern line train stations. EPC Rating E

GLYCENA ROAD SW11

£675,000

2 Bedroom Conversion | Large Reception Room | Split Level

Spacious (911 sq ft 84.63 sq m) two bedroom, two bathroom conversion flat arranged over the three upper levels of a handsome converted Victorian house. Features a lovely spacious reception room, kitchen/dining room, two double bedrooms with built in wardrobes and two bathrooms (one ensuite). Glycena Road is a lovely residential road just off Lavender Hill in a really convenient location close to Clapham Junction with a superb array of shops, restaurants, bars and transport facilities. EPC Rating D

rochfordstokes.com
020 7801 6789
info@rochfordstokes.com

PROPERTY TAX IS CHANGING

New proposals for non residents from April 2015 have been announced with the finer details expected late 2014

With a complex tax regime, the taxation of property investments in the UK has changed significantly in recent times.

Investors should make sure that they obtain the most up to date tax advice on issues relating to real estate.

Cornerstone Tax is a proactive tax advisory firm, specialising in property taxation in the UK.

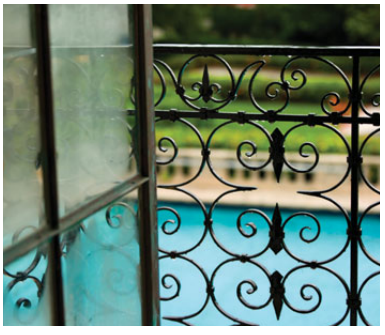
We pride ourselves on being at the cutting edge of developments in all areas of property tax including:

- Stamp Duty Land Tax
- ATED "the Mansion Tax"
- Inheritance Tax
- Capital Gains Tax

Non Residents on borrowed time

New proposals for non residents owning UK property have been announced with the finer details expected late 2014.

From April 2015, non UK Residents selling UK residential property will be subject to Capital Gains Tax (CGT) on future sale:



- Regardless of value
- To gains made after April 2015
- At a CGT rate likely to be 28%

Solutions are available to those already exposed, **but action is needed prior to April 2015 to ensure no further tax is incurred.**

David Hannah ACA CTA · Principal Consultant
01858 439 033 · DHannah@ctatax.uk.com

Cornerstone Tax
Property Matters

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Live at the heart of urban London, within walking distance of Oval and Stockwell stations for links to Bank and the West End within 10 minutes.

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2 bed apartments **from £490,000**
2 bed, 2 bath apartments **from £540,000**

- Excellent Zone 2 location
- Landmark Regeneration Scheme
- Direct park views to some homes
- High quality contemporary specification
- Private balcony or terrace to every apartment
- Long lease and low outgoings
- Estimated completion December 2015

Park image shows Brockwell Park; estimated completion of the park at Oval Quarter December 2017.

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OVAL QUARTER
LONDON SW9

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Brixton Sales
020 7274 2878

Call us 8am - 10pm everyday

The Life of Riley Will Be Yours

Asking Price £ 479,950 Leasehold
Kellett Road, Brixton SW2
Ref: 8694

The ultimate in entertainment & dining options are at your fingertips in this outstanding garden flat set in a premier road close to central Brixton. You will be forgiven if you become over excited at the prospect of entertaining in the fantastic eat in kitchen with its heaps of space & the private garden allowing guests to spill over when the party gets into full swing.

- One Double Bedroom
- Garden Flat
- Period Property
- Close to Tube

EPC Rating D

We have the keys

Too Good To Last

Asking Price £500,000 Leasehold
Stockwell Green, Brixton SW9
Ref: 8660

The spacious & bright reception will be perfect for your dinner parties & the micro garden will prove a hit in the warmer months. The nights in the West End & beyond become an easy option with such fantastic transport links & the shockingly convenient walk to Vauxhall; while the private on site gym will get you fired up if you don't feel like travelling out.

- Two double bedrooms
- Excellent central location
- Chain Free
- On-site Gym

EPC Rating D

Call Brixton today

haart

Brixton Sales
020 7274 2878

Call us 8am - 10pm everyday

The Ultimate Residence

Asking Price £449,950 Leasehold
Thornbury Road, Brixton SW2
Ref: 8555

This stunning example of a garden flat will have the green fingered amongst you itching. A gorgeous reception room is almost outdone by the bright & stunning luxuriously finished kitchen that will have dinner party guests coming back for more & all this is complemented by an intelligent layout with two double bedrooms one of which is set to the rear overlooking the garden.

- Two Bedrooms
- Private Garden
- Residential Location
- Cellar

EPC Rating D

Call today and arrange a viewing

Dream No More

Asking Price £850,000 Freehold
Brading Road, Brixton SW2
Ref: 8007

Prepare to wine, dine & entertain to the max in this impressive house. Dinner party guests can spill out from the huge eat in kitchen into the through reception; while in summer, the garden parties will be legendary. Brockwell Park beckons found close by & the fantastic transport links will whisk you to work & the kids to school in no time.

- Four Double Bedrooms
- Through Reception
- Spacious Accommodation
- Eat in Kitchen

EPC Rating F

Not to Be Missed

haart

Battersea & Clapham
Sales
020 7228 8895

Call us 8am - 10pm everyday

Close To Battersea Park

Knowsley Road, SW11

Guide Price £950,000

Ref: 3987

If you like character buildings then this freehold period house would be a great choice. Enjoy the attractions offered locally with Battersea Park in close proximity with its lovely walks and scenery. This 4 bedroom period house has been in the same family for over 20yrs and they have maintained it to a good standard. They still retain the original stable house where we understand was used by the local coalman to keep his horses. Subject to planning the house or the stable house which currently has not been used for years could be extended/developed.

EPC Rating C

- Four Bedrooms
- Period Property
- Well Maintained
- Private Garden
- Close to Local Amenities
- Great Location
- Freehold

Call Battersea & Clapham

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Dulwich Sales
020 8299 3728

Call us 8am - 10pm everyday

Fantastic Family Home

£700,000

Crystal Palace Road, SE22

Ref: 8498

Superb home for the young family, close to popular East Dulwich primary schools and in the heart of SE22. Ready to move in for the family who want the finished article - recently renovated and refurbished to a tee.

- Three Bedrooms
- Central East Dulwich Location
- Newly Refurbished
- Chain Free
- Loft with Planning Permission

EPC Rating C

Call Dulwich haart

Vibrant Honor Oak

£375,000

Dunoon Road, SE23

Ref: 8528

Situated in the heart of the very sought after Honor Oak, a charming one bedroom garden flat in a handsome period property. Stroll along Honor Oak Park with its vibrant and cool amazing array of independent bars, cafes and independent shops.

- One Bedroom
- Period Property
- Ground Floor
- Sole Use Garden
- Chain Free

EPC Rating D

A must view!

haart

Streatham Sales
020 8769 7711

Call us 8am - 10pm everyday

Storybook Perfect

Guide Price £725,000 - £750,000

Conyers Road, SW16

Ref: 6823

Stunning period house which has enough space for the growing family, close to two stations and Tooting Bec Common with front off-road parking and lowered kerb. This house also has a mature and well maintained garden with a covered patio at the rear and raised beds to grow you own vegetables, viewing is a must.

EPC Rating E

- Gardeners Delight
- Tradition And Charm
- South West Facing aspect To The Rear
- Close To Two Stations
- Retaining Some Period Feature
- Parking

Viewing Advised

haart

Upper Tooting
020 8672 4244

Call us 8am - 10pm everyday

Enchanting Home

Moyser Road, Tooting, SW16

£750,000

Ref: 5601

A captivating home imbued with character featuring a wonderful flowing open plan living area downstairs, with two reception rooms, office and kitchen/dining room with Concertina doors onto a garden providing a fabulous entertaining area for family and friends.

EPC Rating C

- Semi-Detached House
- Front And Rear Garden
- Two Open Plan Receptions
- Kitchen/Dining Room
- Office
- Three Bedrooms
- Off Street Parking

Call Now

haart

Earlsfield Sales
020 8871 4366

Call us 8am - 10pm everyday

Stunning Maisonette

£545,000

Penwith Road, SW18

Ref: 4311

With two generously sized double bedrooms there will be no dispute as to who gets which room. The good sized private garden is perfect for those summer barbeques and the extension to the rear allows for a larger than average reception room with space to dine and entertain friends and family. King Georges Park is just around the corner with the added bonus of the Nuffield fitness centre providing gym and swimming facilities.

- Period Maisonette
- Two Double Bedrooms
- Spacious Reception Room
- Modern Kitchen & Bathroom
- Own Private Entrance
- Share Of Freehold
- Private Garden

EPC Rating C

A Must See

Riverside Living

£725,000

Strathville Road, Earlsfield, SW18

Ref: 4263

A beautiful double fronted Victorian home with a delightful garden overlooking the River Wandle. This spacious two double bedroom house is situated in a highly convenient location for the commuter yet offers the perfect setting to unwind after a hard day.

- Period Home
- Double Fronted
- Two Large Bedrooms
- Beautiful Garden
- Calming River Views
- Spacious Cellar & Loft Father
- No Onward Chain

EPC Rating C

Call Today

haart

Balham Sales
020 8675 6848

Call us 8am - 10pm everyday

Light and Airy

Weir Road

£375,000

Ref: 3791

An absolutely stunning purpose built flat, benefitting from a spacious lounge with endless amount of natural light streaming through, two double bedrooms and two balconies giving you the headache of which one to have your morning coffee on. The property includes a lounge/diner and two double bedrooms, giving you plenty of room to make yourself comfortable indoors, gorgeous kitchen for when your getting creative with your herbs and spices and bathroom. What more could you possibly want?

EPC Rating D

- Flat/Apartment
- Two Double Bedrooms
- Two Balconies
- Close To Amenities
- Entry Phone System
- Viewing Recommended

Call today to view

haart

Wimbledon Sales
020 8947 9141

Call us 8am - 10pm everyday

Detached Victorian

Norman Road, Wimbledon, SW19

£839,950

Ref: 5563

From the outside this four bedroom detached property still has its original period appeal, whilst internally this house has been sympathetically updated and extended to create a wonderful family home. The spacious reception opens onto a dining room then through to a breakfast room and kitchen that overlook the rear garden. The first floor has two bedrooms and a bathroom and the top floor two further bedrooms and a shower room. Conveniently located on a residential road between Colliers Wood and South Wimbledon.

EPC Rating E

- Detached House
- Open Plan Living
- Quality Bathrooms
- Four Bedrooms
- Period Features
- Well Presented
- Great Location

Call Wimbledon To View

haart

Wimbledon Sales
020 8947 9141

Call us 8am - 10pm everyday

Dundonald Area

Cliveden Road, Wimbledon, SW19

£930,000

Ref: 5548

Situated moments away from the open space of Dundonald Park, this superb four bedroom semi-detached house with a secluded garden is the perfect family home. Laid out over three floors, with flexible accommodation, the ground floor has an extended reception room, separate kitchen and dining room, with three bedrooms, bathroom and separate WC to first floor and further bedroom and study in the converted loft. Ideally located in a very popular residential area only a short distance from Wimbledon Station and the excellent amenities close by.

- Semi Detached
- Four Bedrooms
- Extended Reception
- Secluded Garden
- Over Three Floors
- Flexible Accommodation
- Chain Free

EPC Rating E

Not To Be Missed!

CAROLINE RYAN
CHARTWELL RESIDENTIAL

Celebrating 10 years of Chartwell on the riverside

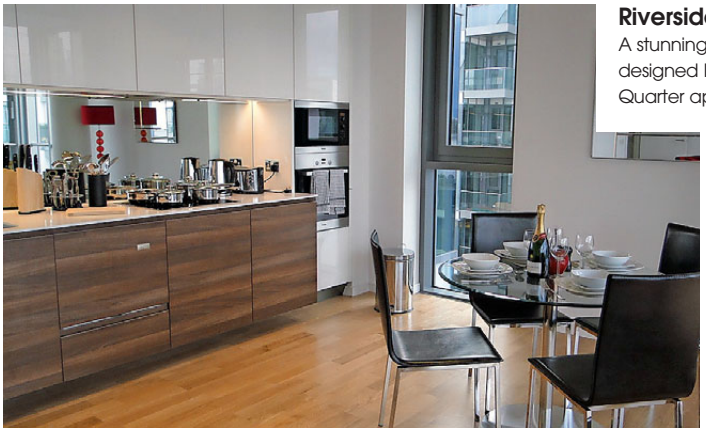
The Chartwell Residential office in Putney Wharf has experienced one of its most vibrant years to date. We celebrate our 10 year anniversary this year and since opening our doors in our riverside office in 2004 there has been an extensive growth of new developments in the area. Putney is an extremely popular area and even the temporary closure of Putney Bridge during the summer/early Autumn did not have a detrimental effect on business.

Rental demand was not as high earlier in the year due to an unprecedented demand for sales properties. The majority of vendors achieved asking price or above and with a record number of sales going to sealed bids. The sales prices have stabilised now, and demand is still high, but the market is price sensitive and it is important to be realistic on the price.

The rental market is proving to have a much busier second half of the year, with an increase in corporate applicants looking for modern, high-end apartments, which we specialise in. There is also an increase in short let enquiries particularly from people refurbishing their homes.

Putney Wharf
4 bed penthouse
£2,200 per week/POA for sale
Approx. 2000 sq ft and a terrace with fabulous river view (approx. 950 sq ft)

The Chartwell Residential office in Putney Wharf has experienced one of its most vibrant years to date



Riverside Quarter
A stunning interior designed Riverside Quarter apartment

The influx of new developments in the Osiers Road/Riverside Quarter area has attracted much interest and we have been instrumental in letting and managing a high proportion of these properties, furnishing and letting many within 48 hours of completion. This regeneration has transformed what was once an industrial area into an attractive, landscaped location by the River Thames opening up the cycle paths and walk ways to Wandsworth Town station.

Caroline Ryan FARLA is the Lettings Director of Chartwell Residential. 15 Brewhouse Lane, Putney Wharf SW15 2JX; 020 8780 6790; chartwelluk.com

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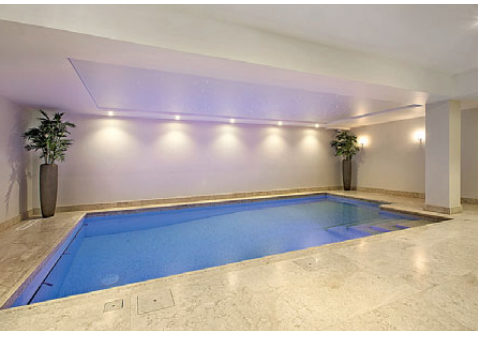
0333 666 2737 **www.londonsquare.co.uk**

Image depicts the Pembridge Show Home at London Square Fulham. Details are correct at time of going to press.

jackson-stops.co.uk



Augusta House, Wimbledon, SW20

A six bedroom, six bathroom family home with leisure complex, offering over 7,800 sq ft of accommodation; located on the Drax Estate with views across Royal Wimbledon Golf Course. Traditional building materials, layouts and internal design features have been used in conjunction with unrivalled specification to create this timeless home that blends seamlessly with modern contemporary living.

EPC Rating B

£6,950,000 Freehold

Fast Find: SW58029

People Property Places

Local & National reach through a network of London & Regional offices

Wimbledon

020 8879 6699

wimbledon@jackson-stops.co.uk

Jackson-Stops & Staff

Somerset Road, Wimbledon, SW19

A four bedroom family home with off-street parking and integral garage. Fitted kitchen and separate dining room with patio doors leading to a private patio garden, entrance hall and w.c. on the ground floor. Upper floors offer sitting room, master bedroom with en suite and further three double bedrooms with separate family bathroom. 0.2 miles to the All England Lawn Tennis Club and 0.8 miles to Wimbledon Village High Street, with easy access to Wimbledon Common. EPC Rating E

£1,175,000 Freehold Fast Find: SW58575

People Property Places

Local & National reach through a network of London & Regional offices

Wimbledon
020 8879 6699
wimbledon@jackson-stops.co.uk

Jackson-Stops & Staff

jackson-stops.co.uk

Arterberry Road, SW20

A three bedroom penthouse apartment in a gated development 0.8 miles to Wimbledon Village and 1.2miles to Wimbledon Station. Living/dining room, fitted kitchen, cloakroom, master bedroom with en suite shower room, guest bedroom with en suite bathroom, double bedroom and two allocated underground parking spaces. EPC Rating E

£3,300 per month (fees apply)

Wimbledon 020 8947 7351 Fast Find: SW58075

Copse Hill, SW20

A five bedroom period property within 1.1 miles of Raynes Park Station. Entrance Hall, kitchen/breakfast room, utility room, cloakroom, two reception rooms, master bedroom with an en suite shower room, three double bedrooms and two bathrooms, private garden and off-street parking. EPC Rating F

£7,500 per month (fees apply)

Wimbledon 020 8947 7351 Fast Find: SW57992

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1924

London office opened in 1924 in SW1. Shortly followed by an office in Mayfair.

1952

In 1952 London buses were carrying 8 million people a day.

1970s

The 1970's and 1980's see the development of London residential property specialist offices for Jackson-Stops & Staff.

1997

Wider coverage in central London with offices in Chelsea, Holland Park and Pimlico.

2003

Building of 30 St Mary Axe (Gherkin), a skyscraper in London's main financial district, completes in December 2003 and opens in April 2004.

2014

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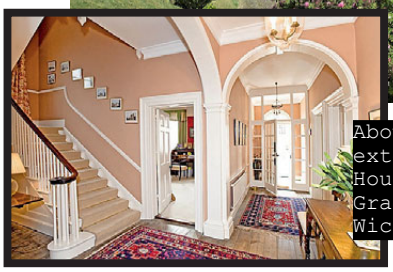

Above: The impressive exterior of Leydene House. Left: Inside Grade II listed Wickham House

The Country House Company is the property company to contact for the sales or rental of country properties in Hampshire and West Sussex.

Leydene House is a magnificent country house in an exclusive setting with breathtaking views over The Meon Valley to the Isle of Wight. No 10 Leydene House is an impressive five-bedroom, three-storey apartment that benefits from the views and exclusive surrounding grounds. Entry to the apartment is via a vast shared hall with stunning listed staircase and 10 Leydene House has a large front door on the ground floor or door from the galleried landing. Both entry points reflect the gracious space within; the ceilings are high throughout with ornate plaster work in the drawing room and dining room, the grand drawing room is over 10 meters-long and has double doors to the private terrace overlooking the grounds and views and the master bedroom has French doors to a balcony with breathtaking views.

The luxury apartment has the shared use of the parkland grounds of Leydene Park, which include three hard tennis courts and open lawns.

Equally beautiful and very different are the elegant enclosed gardens of Wickham House, an impressive Grade II listed, eight bedroom Georgian house that stands proudly in Wickham Square. The gardens of approximately two acres are arranged on three levels with lawns, beautiful borders and a rose garden. The lower gardens were once the kitchen gardens and the grounds beneath water meadows and a stretch of the River Meon.

Dating from the mid 18th century, Wickham House extends over four floors with a wonderful central staircase, elegant formal and informal reception rooms, office and staff accommodation, an array of period fireplaces, ornate plasterwork and large sash windows with outlooks over its gardens to the rear and the village square to the front.

For a totally different outlook the views from Home Farm sweep over the beautiful landscaped gardens to open countryside and the New Forest beyond. A spacious grade II listed six bedroom manor farmhouse, Home Farm sits in over two acres of garden and has deferred options available for further land, outbuildings and cottage.

For full details on all properties available please see countryhousecompany.co.uk or call 023 92 632275

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- West Putney
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COMPLETELY LONDON

Upper Tulse Hill, Clapham, SW2 £595,000

Clapham 020 8675 5436
Email scs@kfh.co.uk

Beautifully presented two bedroom flat boasting an impressive high specification finish throughout and benefiting from a well proportioned open plan reception with bi folding doors leading onto a landscaped garden.

Arranged over the ground floor of a handsome converted Georgian style house, moments from the popular Brockwell Park.

- Two double bedrooms
- Large stylish bathroom
- High specification fitted kitchen
- Landscaped garden
- Off street parking
- Close to Brockwell Park
- Leasehold
- EPC rating C

Weybourne Street, Earlsfield, SW18
£895,000

Earlsfield 020 8944 6464
Email sea@kfh.co.uk

A well presented and spacious family home offering 1,556 sq ft of accommodation with either two reception rooms and three bedrooms, or four bedrooms and one reception room. Situated on a desirable residential road, a short walk from Earlsfield train station.

- Three/four bedrooms
- Bathroom and shower room
- Large kitchen/dining room
- Reception room
- Off street parking
- Private garden
- Freehold
- EPC rating C

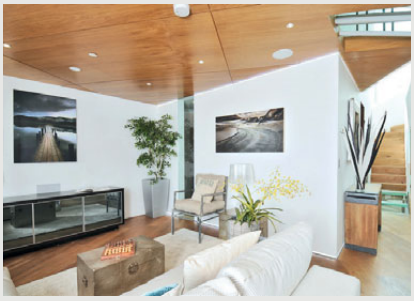
Edenvale Street, Fulham, SW6
£800,000

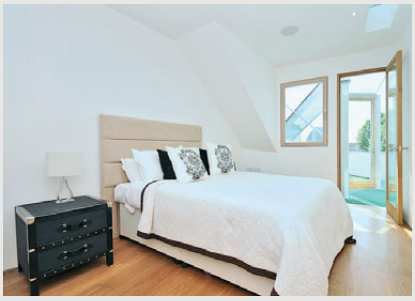
Fulham 020 7731 0051
Email sfb@kfh.co.uk

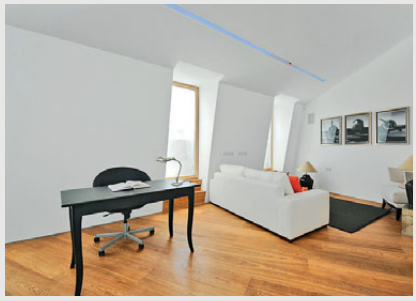
A stunning and extended Victorian garden apartment which has been refurbished to create a contemporary lifestyle within a period property.

Situated within the Sands End area of Fulham, ideally located for Imperial Wharf train station and the River Thames.

- Two double bedrooms
- Four piece bathroom
- Spacious reception room
- Open plan kitchen
- Ground floor
- Private garden
- Shared freehold
- EPC rating C







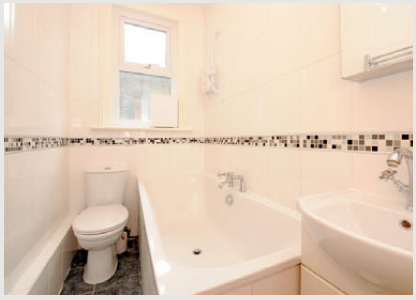
Putney High Street, Putney, SW15 £1,500,000

West Putney 020 8785 2122
Email slp@kfh.co.uk

A stunning two bedroom multi level penthouse apartment which has been finished with a meticulous eye for detail throughout, offering panoramic unobstructed views of the River Thames.

The space is unique and utilises a variety of materials and textures within the design scheme giving the property a genuine wow factor to provide the ultimate in entertaining space.

- Penthouse apartment
- Galleried living area
- Architect designed
- Private lift access
- Two roof terraces
- Direct river views
- Leasehold
- EPC rating B



Kingston Road, Raynes Park, SW20 £2,200 pcm

A stunning split level period maisonette offering over 1,250 sq ft of space arranged over two floors. Located in Wimbledon Chase, within easy reach of train connections to London Waterloo and the city.

- Three double bedrooms
- Family bathroom plus two en suites
- Stunning modern kitchen
- Double reception room
- Stylish modern interior throughout
- Unfurnished
- EPC rating E

Raynes Park 020 3542 2010
Email lrp@kfh.co.uk

£210 tenancy agreement fee per property. Other fees apply, visit kfh.co.uk/lettingsfees

Bickley Street, Tooting, SW17 £1,550 pcm

Well presented ground floor flat boasting two bedrooms, modern bathroom, spacious kitchen/diner and garden. Close to transport links and local amenities.

- Two bedrooms
- Modern bathroom
- Kitchen/diner
- Private garden
- Furnished

Tooting 020 8767 2666
Email lto@kfh.co.uk

£210 tenancy agreement fee per property. Other fees apply, visit kfh.co.uk/lettingsfees

Wildcroft Road, Putney, SW15
£3,050 pcm

Putney Hill 020 8785 3433
Email lph@kfh.co.uk

A stunning four bedroom, second floor flat benefiting from spacious rooms throughout. Situated in a secure development with beautiful communal gardens within Putney Heath.

- Four double bedrooms
- Luxury bathroom with separate shower cubicle
- Further bathroom
- Two large reception rooms
- Modern kitchen
- Off street parking
- Unfurnished
- EPC rating D

£210 tenancy agreement fee per property. Other fees apply, visit kfh.co.uk/lettingsfees

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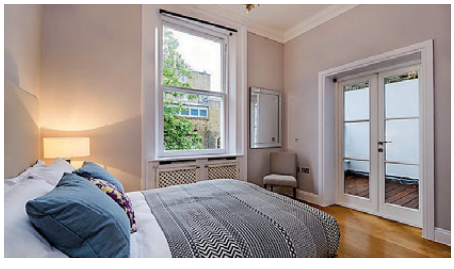

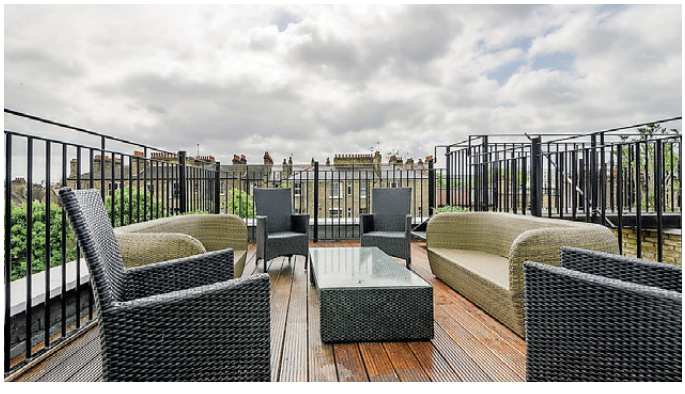

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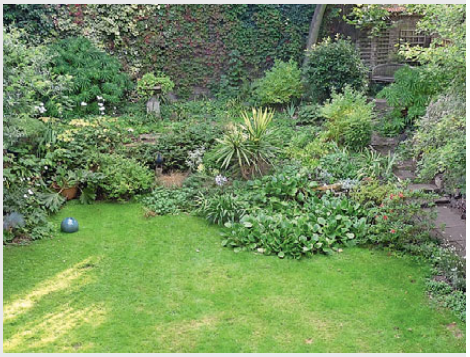
Dexters



Elms Road, SW4 £1,799,950

Arranged over two floors, within this attractive double fronted house is an exceptionally spacious and elegant apartment. The property benefits from over 2,500 sq. ft of accommodation and comprises well proportioned entertaining space and five bedrooms. Ideally located on the south side of Clapham Common, energy rating e.

Clapham Sales 020 8675 2224

Dexters

Harbord Street, SW6 £2,999,950

An un modernised period home, currently arranged as two separate conversion flats with planning consents granted to develop, energy rating e.

Fulham Sales 020 7386 5386

Rosaline Road, SW6 £1,150,000

This fantastic Victorian family home is set over three floors with three double bedrooms, two bathrooms and access to a private garden, energy rating e.

Fulham Sales 020 7386 5386

Forthbridge Road, SW11 £1,250,000

This well designed and beautifully presented four bedroom family home is ideally located within the popular 'Northside' area of the Common, energy rating e.

Battersea Sales 020 7350 1200

Marney Road, SW11 £1,199,950

This beautifully finished Victorian house comprises four bedrooms and is ideally located for access to Clapham Common, energy rating d.

Battersea Sales 020 7350 1200

Dexters

Bournevale Road, SW16 £1,299,950

This Victorian family home is presented in an outstanding condition with period features and a beautiful landscaped garden, energy rating e.

Streatham Sales 020 8674 7400

Rodenhurst Road, SW4 £1,799,999

This double fronted period home comprise five double bedrooms, a 90ft south facing garden and is located on one of Clapham's most sought after streets.

Clapham Sales 020 8675 2224

Englewood Road, SW4 £1,625,000

An extended and well presented, double fronted family home located on the edge of the sought after Abbeville Village, energy rating d.

Clapham Sales 020 8675 2224

Narbonne Avenue, SW4 £1,600,000

Arranged over four floors, this wonderful family home comprises two receptions, three bathrooms and a private south west facing garden.

Clapham Sales 020 8675 2224

RICS Regulated Estate Agent and Letting Agent

Dexters

Walsingham Place, SW4 £895 pw

This delightful four bedroom townhouse is located within a popular development, 0.2 miles from Clapham South tube station, energy rating c.

Clapham Lettings 020 8675 6750

Wendle Square, SW11 £485 pw

A beautifully presented two bedroom apartment set within this purpose built block, ideally located within 0.1 miles of Battersea Park, energy rating c.

Battersea Lettings 020 7350 1300

Wavertree Road, SW2 £645 pw

This attractive four bedroom, two bathroom, semi detached house is situated within 0.6 miles of Streatham Hill station and benefits from a rear garden, energy rating d.

Streatham Lettings 020 8674 8400

Epirus Road, SW6 £1,294 pw

This newly refurbished Victorian family home comprises four bedrooms, a double reception room, two bathrooms and a private garden, energy rating d.

Fulham Lettings 020 7386 7386

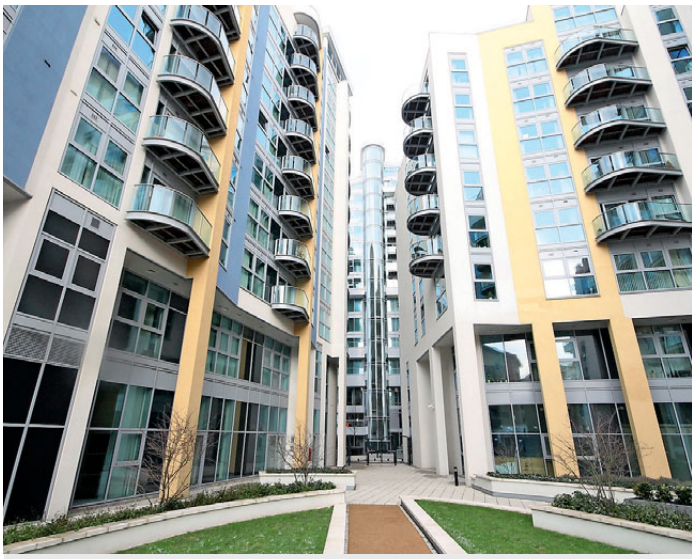
Tenants fees may apply

Dexters

The Flow, SW12 £450 pw

This beautifully presented two bedroom property is ideally located within 0.4 miles of both Balham and Wandsworth common stations, energy rating b.

Clapham Lettings 020 8675 6750



Orbis Wharf, SW11 £650 pw

Situated within this sought after riverside development in Battersea is a modern and spacious two bedroom apartment, energy rating b.

Battersea Lettings 020 7350 1300

Tankerville Road, SW16 £645 pw

Located within 0.3 miles of Streatham Common station, this period home comprises four bedrooms, a double reception room and a contemporary kitchen, energy rating e.

Streatham Lettings 020 8674 8400

Hambalt Road, SW4 £450 pw

A spacious ground floor garden apartment, ideally situated within 0.4 miles of both Clapham South and Common tube stations, energy rating c.

Clapham Lettings 020 8675 6750

Tenants fees may apply

RICS Regulated Estate Agent and Letting Agent

EMMA FARMAR
BATTERSEA PARK LETTINGS MANAGER

Regeneration has put Battersea firmly back on the map

Battersea Park, as an area, continues to grow and improve at an incredibly fast rate. The new developments along Nine Elms leading up to Vauxhall are coming along very quickly and certainly attracting a new corporate style of tenant. There is a huge amount of excitement surrounding the American Embassy and the regeneration of the area which will certainly boost the rental demand in the area. If nothing else, the focus on the area has put Battersea back on the map and reminded tenants how close we are to Chelsea and Victoria, yet how much more they get for their money here as well as the added benefit of Battersea Park itself and its two hundred acresof recreational space, which really is priceless.

From large family houses to small one-bedroom mansion flats, the demand is strong. The summer market is historically the busiest time of year and has not disappointed again this year. Tenants need to act quickly if they find something they like; chances are it will not stay on the market for long.

Prince Of Wales Drive, SW11
£650 per week, furnished
This two bedroom property is immaculately presented. The ground floor entrance leads in to the beautiful large reception room benefitting from high ceilings, flooded with natural light.

Tenants need to act quickly if they find something they like; chances are it will not stay on the market for long

Windsor Court, SW11
£850 per week
Unfurnished
A fantastic opportunity to rent this absolutely stunning, truly unique three bedroom house. The ground floor provides a fantastic entertaining area with a modern kitchen, large separate dining space and two living areas.

The key to success for landlords in this market is presentation. With the increase in demand from corporate clients, the importance of presenting a property correctly becomes more important than ever. Tenants are prepared to pay asking prices assuming the property is immaculate throughout and showen in its best light.

Emma Farmar is the Lettings Manager of D&G's Battersea Park office.
236 Battersea Park Road, SW11 4ND
020 7498 5243; battpklets@dng.co.uk;
douglasandgordon.com

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Douglas &Gordon
Good to know.

Park Hill SW4
£3,850,000
Freehold

Clapham Sales
020 8675 4400 | clapsthsales@dng.co.uk

A stunning Victorian semi-detached home with wonderful grand proportions. It has been beautifully refurbished to provide contemporary living and fantastic entertaining space whilst still retaining a period feel.

5/6 bedrooms, 5 bathrooms,
3 reception rooms, Kitchen/dining room,
Study, Utility room, Wine store, EPC: D.

JSA: Knight Frank
020 8682 7777 | wandsworth@knightfrank.com

South Balham Battersea Battersea Park Clapham East Putney Southfields & Earlsfield West Putney
North Chelsea Fulham Hammersmith & Shepherd's Bush Kensington Kensington Gate South Kensington Notting Hill Pimlico & Westminster

Douglas &Gordon

Good to know.

Parkgate Road SW11

£3,000,000

Freehold

Battersea Park Sales

020 7720 8077 | battpksales@dng.co.uk

Arranged over five floors and stretching to nearly 3,000 sq.ft, this substantial family home is both spacious and incredibly well presented. The property boasts period features such as intricate cornicing and original fireplaces.

6 double bedrooms, 3 bathrooms (1 en-suite), Double reception room, Family room, Games room, Kitchen/ dining room, Garden, Balcony, EPC: E.

douglasandgordon.com

Douglas &Gordon
Good to know.

Park Hill SW4
£2,100,000
Freehold

Clapham Sales
020 8675 4400 | claphamsales@dng.co.uk

A stunningly refurbished house boasting a large, south-west facing garden on this quiet street off Abbeville Road. The house has been fully extended to provide over 3,000 sq.ft. of modern living and entertaining space.

Master bedroom en-suite bathroom, 3 further bedrooms, 2 further bathrooms, Open-plan kitchen/reception room, Dining room, Garden, Parking, EPC: E.

Douglas &Gordon

Good to know.

Wandsworth Bridge Road SW6

£1,750,000

Freehold

Fulham Sales

020 7731 4391 | fulhamsales@dng.co.uk

This spacious Victorian terrace house offers bright and modern accommodation and is presented in excellent condition throughout with stylish features and a lovely garden.

5 double bedrooms, 2 bathrooms (1 en-suite), Double reception room, Kitchen/breakfast room, Cloakroom, Garden, EPC: F.

The Chapel, Gilmore House SW4

£1,500,000

Share of Freehold

Battersea Sales

020 7924 2000 | battsales@dng.co.uk

This Chapel conversion is an architectural gem which covers in excess of 1,500 sq. ft. The property boasts 20 ft. ceilings a 350 sq.ft. galleried master suite and most notably the Edward Burne-Jones stained glass windows.

Galleried master bedroom with en-suite bathroom, Open-plan kitchen/dining area, Large open-plan reception area, Utility room EPC: F.

douglasandgordon.com

Douglas &Gordon
Good to know.

Fanthorpe Street SW15

£1,495,000

Freehold

West Putney Sales

020 8785 6666 | wputneysales@dng.co.uk

A beautiful house located on one of West Putney's most sought-after residential streets, just a stone's throw away from the local amenities of the Lower Richmond Road and the delights of Putney Common.

4 bedrooms, 2 bathrooms (1 en-suite), Double reception room, Kitchen/family room, Cloakroom, Cellar, West-facing garden, EPC: C.

Balvernie Grove SW18

£700,000

Leasehold

Southfields Sales

020 8874 8822 | sthfldssales@dng.co.uk

An exceptional split-level maisonette in this popular Southfields location. The property is accessed through a private front door and the accommodation is arranged over the upper floors of this period building.

3 double bedrooms, 2 bathrooms, Reception room, Kitchen/breakfast room, Garden, EPC: D.

Douglas &Gordon

Good to know.

Burnfoot Avenue SW6

£1,150 per week Fees apply

Unfurnished

Fulham Lettings

020 7731 4791 | fulhamlets@dng.co.uk

A well located spacious house in good condition throughout, ideal for a family living. The property boasts a large double reception room and a good sized kitchen breakfast room with doors leading out to a pretty, private garden.

4 Double bedrooms, 2 Bathrooms, Double reception room, Kitchen/ breakfast room, Cloakroom, Utility room, Cellar, Patio garden, EPC: E.

Klea Avenue SW4

£975 per week Fees apply

Clapham Lettings

020 8675 0888 | claphamlets@dng.co.uk

A wonderful family home on this much sought-after street in the heart of the Abbeville Village. The property has recently been neutrally redecorated throughout and boasts a wonderful private garden.

4 double bedrooms, Single bedroom/ study, 2 bathrooms (1 en-suite), Double reception room, Kitchen/breakfast room, Garden, EPC: D.

douglasandgordon.com

Douglas &Gordon
Good to know.

Nevis Road SW17

£650 per week Fees apply
Part Furnished/Unfurnished

Battersea Lettings
020 7924 2002 | battlets@dng.co.uk

This Victorian maisonette has been renovated by an interior designer and finished to an exceptional standard throughout. The property retains period features whilst making the most of space and storage.

2 double bedrooms, Bedroom/study, Bathroom, Reception room, Kitchen/ breakfast room, Landscaped garden, EPC: E.

Lombard Road, SW11

£600 per week Fees apply
Part Furnished

Battersea Park Lettings
020 7498 5243 | battpklets@dng.co.uk

This beautiful, riverside flat offers fantastic living and entertaining space. The large open-plan kitchen and reception room is flooded with light and benefits from fabulous river views.

2 double bedrooms, 2 bathrooms (1 en-suite), Reception room, Open-plan kitchen, EPC: C.

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